

1999 JUL 30 PM 3:32

MTC 48734-MG  
WARRANTY DEED

Vol M99 Page 30626

MICHAEL SWINGLE,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

HERBERT E. ARENAS,

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

LOT 2 IN BLOCK 12, ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

TAX ACCOUNT NO.: 3809-020DD-14600-000

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:  
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN CRS 30.930.

The true and actual consideration for this conveyance is 79,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1706 ELDORADO BOULEVARD, KLAMATH FALLS, OR 97601

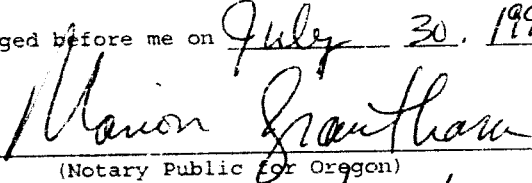
Dated this 30 day of July, 1999

  
MICHAEL SWINGLE

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 30, 1999 by  
MICHAEL SWINGLE.



  
(Notary Public for Oregon)

My commission expires 1/22/01

ESCROW NO. MT48734-MG

Return to:

HERBERT E. ARENAS  
1706 ELDORADO BOULEVARD  
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath  
Recorded 7/30/99, at 3:32 p.m.  
In Vol. M99 Page 30626  
Linda Smith,  
County Clerk Fee \$30- AL