

1999 SEP 24 AM 11:30

MT49140-KR
WARRANTY DEED

Vol. M99 Page 37994

JOHNNY S. FERREA and MIRYAM L. FERREA, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
EDWARD L. BRITTON and ALMA D. BRITTON, as tenants by the entirety,
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:

PARCELS 2 AND 3 OF LAND PARTITION 4-97 SITUATED IN GOVERNMENT LOT 33 OF
SECTION 19, TOWNSHIP 35 SOUTH, RANGE 7 EAST OF WILLAMETTE MERIDIAN,
KLAMATH COUNTY, OREGON.

TAX ACCOUNT NO.: 3507-01900-01201-000 3507-01900-01202-000

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 ORS 30.930.

The true and actual consideration for this conveyance is 90,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 38510 MODOC POINT RD, CHILOQUIN, OR 97624

Dated this 17th day of September 1999

Johnny S. Ferrea
JOHNNY S. FERREA

Miryam L. Ferrea
MIRYAM L. FERREA

State of Oregon
County of

This instrument was acknowledged before me on Sept. 17, 1999 by
JOHNNY S. FERREA AND MIRYAM L. FERREA.



Kristi L. Redd
(Notary Public for Oregon)

Commission expires 11/16/99

ESCROW NO. MT49140-KR

Return to:

EDWARD L. BRITTON
38510 MODOC POINT RD
CHILOQUIN, OR 97624

State of Oregon, County of Klamath
Recorded 9/24/99, at 11:30 a.m.
In Vol. M99 Page 37994
Linda Smith,
County Clerk Fee \$ 30.00

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