

1999 NOV 23 PM 3:32

NTC 49499-MS  
WARRANTY DEED

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BOYD C. YADEN,

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

WILLIAM D. BUNCH and MARY L. BUNCH, husband and wife,

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 6 IN BLOCK 47 OF HOTSPRINGS 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

3809-028CA-11200-000

306528

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 144,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 701 PACIFIC TERRACE, KLAMATH FALLS, OR 97601

Dated this 19th day of November 1999

BOYD C. YADEN

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on November 19, 1999 by BOYD C. YADEN.



Kristil Redd  
(Notary Public for Oregon)

My commission expires 11/18/99

ESCROW NO. MT49499-MS

Return to:

WILLIAM D. BUNCH  
701 PACIFIC TERRACE  
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath  
Recorded 11/23/99, at 3:32 p.m.  
In Vol. M99 Page 46555  
Linda Smith,  
County Clerk Fee \$ 36.00