

MTC 49931-LW
WARRANTY DEED

JESSE JACKMAN WITHERS,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
NICHOLAS M. BAZA and RAUL M. BAZA, with the rights of survivorship.
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 1, BLOCK 47, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO.
2 ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3811-015BO-4300

468924

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 30.950.

The true and actual consideration for this conveyance is 12,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3130 E. Langem Valley Rd. Bonanza, OR 97623

Dated this 2nd day of December 1999

Jesse Jackman Withers
JESSE JACKMAN WITHERS



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on December 2, 1999 by JESSE
JACKMAN WITHERS.

Lisa Weatherby
(Notary Public for Oregon)

My commission expires 11/20/2013

ESCROW NO. MT49931-LW

Return to:
NICHOLAS M. BAZA
3130 E. Langem Valley Rd.
Bonanza, OR 97623

State of Oregon, County of Klamath
Recorded 12/02/99, at 3:35 p.m.
In Vol. M99 Page 47612
Linda Smith,
County Clerk Fees \$ 30⁰⁰

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