

2000 JAN 14 AM 11:34

MTG 50102-MG
WARRANTY DEED

Vol. M00 Page 1338

GARY G. THOMPSON and GRACE Y.O. THOMPSON, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DAVID R. LARSON and ANN LARSON, 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:

The Northerly 90 feet of Lots 5 and 6 in Block 19 of HOT SPRINGS 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

ACCT# 3809 029AD 0880

KEY# 215190

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 72,001.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1635 CRESCENT AVENUE, KLAMATH FALLS, OR 97601

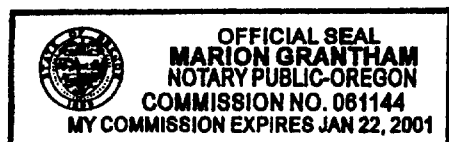
Dated this 13 day of January 2000

Gary G. Thompson
GARY G. THOMPSON

Grace Y.O. Thompson
GRACE Y.O. THOMPSON

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 13, 2000 by GARY
G. THOMPSON AND GRACE Y.O. THOMPSON.



Marion Grantham
(Notary Public for Oregon)

My commission expires 1/22/01

ESCROW NO. MT50102-MG

Return to:
DAVID R. LARSON
1635 CRESCENT AVENUE
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 1/14/00, at 11:34 a.m.
In Vol. M00 Page 1338
Linda Smith,
County Clerk Fee \$ 21⁰⁰

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