

200 MAR 22 AM 11: 26

MTG 50468-MS
WARRANTY DEED

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RITA MILES COLLINS AND CARMITA SCHMIEGELOW

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

JAMES P. MILLIGAN

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 3 IN BLOCK 26 OF TRACT NO. 1005, FOURTH ADDITION TO KLAMATH RIVER ACRES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

3907-026C0-00600-000

488494

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 **\$ 105,000.00**

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 18506 Freight Road Lane, Klamath Falls, OR 97601

Dated this 16th day of March, 2000.

SEE SIGNATURE PAGE ATTACHED
HERETO AND MADE A PART HEREOF

ESCROW #50468-MS

AFTER RECORDING RETURN TO:

James P. Milligan
18506 Freight Road Lane
Klamath Falls, OR 97601

31.00 ~~~

EXHIBIT "B"
SIGNATURE PAGE

x Rita Miles Collins
RITA MILES COLLINS

CARMITA SCHMIEGELOW

STATE OF Kansas

COUNTY OF Shawnee SS. March 17 ~~19~~ 2000

Personally appeared the above named Rita Miles Collins
and acknowledged the foregoing instrument to be a voluntary act.

WITNESS My hand and official seal. (seal)

Marcia K Moore
Notary Public
State of Kansas
My Commission expires: 3-1-03



STATE OF _____ SS. _____ 19 _____
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____
19____, by _____
as _____ on behalf of _____

WITNESS My hand and official seal. (seal)

Notary Public
State of _____
My Commission expires: _____

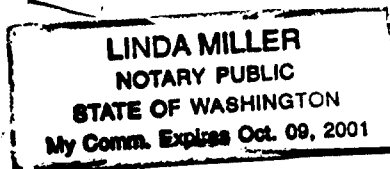
EXHIBIT "B"
SIGNATURE PAGE

RITA MILES COLLINS

Carmita Schmiegelow
CARMITA SCHMIEGELOWSTATE OF WashingtonCOUNTY OF PierceSS. March 17 19 2000Personally appeared the above named Carmita Schmiegelowand acknowledged the foregoing instrument to be her voluntary act.

WITNESS My hand and official seal.

(seal)

Linda Miller
Notary Public
State of WA
My Commission expires: 10/9/2001

STATE OF _____

COUNTY OF _____

SS. _____ 19 _____

The foregoing instrument was acknowledged before me this _____

19____, by _____

as _____ on behalf of _____

WITNESS My hand and official seal.

(seal)

Notary Public
State of _____
My Commission expires: _____State of Oregon, County of Klamath
Recorded 3/22/00, at 11:26 a. m.
In Vol. M00 Page 9429
Linda Smith,
County Clerk Fee\$ 3.00