

200 APR 19 PM 3:32

MT50640-MS
WARRANTY DEED

Vol. M00 Page 13041

LLOYD S. TIMMONS, JR.,

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

TINA L. SCHENCK,

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:

LOTS 1 AND 2, BLOCK 7 NORTH KLAMATH FALLS 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. EXCEPTING THE SOUTHERLY 10 FEET THEREOF.

3809-029BB-01200

184375

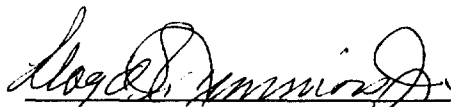
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 75,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 130 HAWTHORNE STREET, KLAMATH FALLS, OR 97601

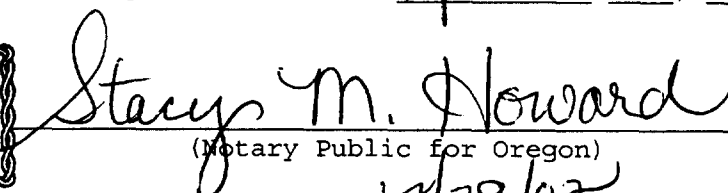
Dated this 17 day of APRIL, 2000.


LLOYD S. TIMMONS, JR.

State of Oregon
County of

This instrument was acknowledged before me on April 17, 2000 by LLOYD S. TIMMONS, JR..




(Notary Public for Oregon)
My commission expires 12/29/02

ESCROW NO. MT50640-MS

Return to:

TINA L. SCHENCK
130 HAWTHORNE STREET
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 04/19/00, at 3:32 p. m.
In Vol. M00 Page 13041
Linda Smith,
County Clerk Fee\$ 21.00

21.00