

2000 APR 23 AM 11:41

MTC 50722-KR  
WARRANTY DEED

Vol M00 Page 15119

MICHAEL ALLEN GILLETTE and YVONNE FAYE GILLETTE, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
RONALD ABEL and ERICA ABEL, 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:

LOTS 13, 14, AND 15 IN BLOCK 37 OF MOUNTAIN VIEW ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

ACCT# 3809-20DD-2800

KEY# 172798

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 120,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1717 TIFFANY STREET, KLAMATH FALLS, OR 97601

Dated this 25<sup>th</sup> day of April, 2000.

*Michael Allen Gillette*  
MICHAEL ALLEN GILLETTE

*Yvonne Faye Gillette*  
YVONNE FAYE GILLETTE



State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on April 25, 2000 by  
MICHAEL ALLEN GILLETTE AND YVONNE FAYE GILLETTE.

*Kristi L. Redd*  
(Notary Public for Oregon)

My commission expires 11/16/2003

ESCROW NO. MT50722-KR

Return to:  
RONALD ABEL  
1717 TIFFANY STREET  
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath  
Recorded 04/28/00, at 11:41 a m.  
In Vol. M00 Page 15119  
Linda Smith,  
County Clerk Fee \$ 21.00

21.00