

200 MAY 19 PM 3:28

mtc 51083-ms  
WARRANTY DEED

Vol M00 Page 18335

DANIEL EDDY, TRUSTEE OF THE EDDY LIVING TRUST,

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

MARIA ESTHER DEARMOND,

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 2 IN BLOCK 99 OF BUENA VISTA 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.

3809-032BB-00200

409276

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:

Trust Deed, subject to the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Dated: August 10, 1993

Recorded: August 10, 1993

Volume: M93, page 19835, Microfilm Records of Klamath County, Oregon

BUYERS HEREIN AGREE TO ASSUME SAID TRUST DEED AND SHALL SAVE SELLERS HARMLESS THEREFROM.

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 10,414.81.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 937 CALIFORNIA STREET, KLAMATH FALLS, OR 97601

Dated this 18 day of May, 00.

TRUSTEE OF THE EDDY LIVING TRUST

BY: L Daniel Eddy  
DANIEL EDDY, TRUSTEE

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on May 18, 2000 by  
DANIEL EDDY, TRUSTEE OF THE EDDY LIVING TRUST.

Marjorie A Stuart  
(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT51083-MS

Return to:  
MARIA ESTHER DEARMOND  
937 CALIFORNIA STREET  
KLAMATH FALLS, OR 97601



State of Oregon, County of Klamath  
Recorded 05/19/00, at 3:28 p m.  
In Vol. M00 Page 18335  
Linda Smith,  
County Clerk Fee \$ 21<sup>00</sup>

21.00  
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