

2000 JUL 14 PM 3:26

MT51605-LW  
WARRANTY DEED

Vol M00 Page 25824

LOUIS RUBINSTEIN and MARCIA RUBINSTEIN, husband and wife or the survivor thereof,

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

DANIEL E. CRAMER and CAROL S. CRAMER, 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:

LOTS 12 AND 13 IN BLOCK 28 OF FOURTH ADDITION TO NIMROD RIVER PARK,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

R329683  
R330617

R-3610-012A0-07600-000  
R-3610-012C0-00100

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 9,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. Box 92, Sprague River, OR 97639

Dated this 12 day of July, 2000.

Louis Rubinstein  
LOUIS RUBINSTEIN

Marcia Rubinstein  
MARCIA RUBINSTEIN

State of CALIFORNIA  
County of Santa Barbara

This instrument was acknowledged before me on July 12, 2000 by LOUIS RUBINSTEIN AND MARCIA RUBINSTEIN.

Cory Howell-Torres  
(Notary Public)

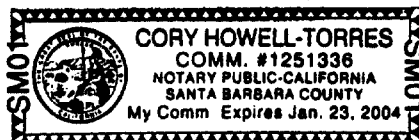
My commission expires 01/23/2004

ESCROW NO. MT51605-LW

Return to:

DANIEL E. CRAMER

P.O. Box 92  
Sprague River OR  
97639



State of Oregon, County of Klamath  
Recorded 07/14/00, at 3:26 p. m.  
In Vol. M00 Page 25824  
Linda Smith,  
County Clerk Fee \$ 21.00