

200 AUG -4 PM 3:23

MTL SIS43-KR  
WARRANTY DEED

Vol M00 Page 28721

AUDREY L. TUCK and HELEN L. TUCK, husband and wife,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
GARY S. FOX and LINDA FAY FOX, 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:

PARCEL 3 OF LAND PARTITION 50-92 BEING SITUATE IN THE NW1/4 OF SECTION  
20 AND THE NE1/4 OF SECTION 19, TOWNSHIP 28 SOUTH, RANGE 8 EAST OF THE  
WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

2808-020BO-02102-000

875533

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:

"SUBJECT TO A TRUST DEED RECORDED JUNE 15, 1995, VOLUME M95, PAGE 15819,  
MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, WHICH THE BUYER DOES NOT  
AGREE TO ASSUME NOR PAY."

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 275,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: HC 30 Box 95 Chemult, OR 97731

Dated this 1 day of August, 2000

Audrey L. Tuck  
AUDREY L. TUCK

Helen L. Tuck  
HELEN L. TUCK

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on August 1, 2000 by  
AUDREY L. TUCK AND HELEN L. TUCK.

Lisa Weatherby  
(Notary Public for Oregon)  
My commission expires 11/20/2003

ESCROW NO. MT51543-KR

Return to:

GARY S. FOX

HC 30 Box 95  
Chemult, OR 97731



State of Oregon, County of Klamath  
Recorded 08/04/00, at 3:23 p. m.  
In Vol. M00 Page 28721  
Linda Smith,  
County Clerk Fee \$ 21<sup>00</sup>