



State of Oregon, County of Klamath
Recorded 09/28/00, at 3:03 p. m.
In Vol. M00 Page 35583
Linda Smith,
County Clerk Fee\$ 21⁰⁰

WARRANTY DEED

ASPEN TITLE ESCROW #01051764

AFTER RECORDING RETURN TO:
CRAIG CLEMENT

1924 Logan ST.
Klamath Falls, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

MARJORIE A. WALTHER, AN ESTATE IN FEE SIMPLE, hereinafter
called GRANTOR(S), convey(s) and warrants to CRAIG D. CLEMENT,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Tract 19, Vicory Acres, in the County of Klamath, State of
Oregon.

Code 41 Map 3909-2AA TL 4000

CC "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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$112,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 27th day of September 2000.

Marjorie A. Walther
MARJORIE A. WALTHER

STATE OF OREGON, County of Klamath)ss.

On September 27th, 2000, personally appeared the above named
Marjorie A. Walther and acknowledged the foregoing instrument to
be her voluntary act and deed.

Before me: Kim Bailey
Notary Public for Oregon
My Commission Expires: June 2, 2001

