

2000 NOV - 1 PM 3:20

MT52275-LW
WARRANTY DEED

Vol M00 Page 39962

GAIL A. BAILEY WHO ACQUIRED TITLE AS GAIL A. GALLOWAY and PAULA E. HOUCK, with the rights of survivorship, Grantor(s) hereby grant, bargain, sell, warrant and convey to: ALFRED C. SMITH and FRAN C. SMITH, 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:

LOT 62 OF CLOVERDALE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

ACCT# 3909-2DD-2700 KEY# 523623

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 100,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5747 DELAWARE AVE., KLAMATH FALLS, OR 97603

Dated this 31 day of October, 2000

Gail A. Bailey
GAIL A. BAILEY WHO ACQUIRED TITLE AS
GAIL A. GALLOWAY
Paula E. Houck
PAULA E. HOUCK

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 31, 2000 by GAIL A. BAILEY AND PAULA E. HOUCK.

Lisa Weatherby
(Notary Public for Oregon)

My commission expires 11/20/2003

ESCROW NO. MT52275-LW

Return to:
ALFRED C. SMITH
5747 DELAWARE AVE.
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 11/01/00, at 3:20 p.m.
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Linda Smith,
County Clerk Fee \$ 21.00