

2000 NOV 21 AM 11:20

mtc S2S44-KR
WARRANTY DEED

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LAWRENCE L. CORSI,

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

DONNA M. MITCHELL,

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 13C and 13D, Block 4, RAILROAD 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.

ACCT #3809-033BB-02700

KEY #415009

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 32,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1323 OAK AVENUE, KLAMATH FALLS, OR 97601

Dated this 17th day of November, 2000.

Lawrence L. Corsi

LAWRENCE L. CORSI

BY: *Scharri W. Brennan* his Attorney in fact
SCHARRI W. BRENNAN, HIS
ATTORNEY-IN-FACT

State of Oregon
County of KLAMATH

On this the 17th day of November, 2000, personally appeared SCHARRI W. BRENNAN as attorney-in-fact for LAWRENCE L. CORSI, as attorney in fact for LAWRENCE L. CORSI and that executed the foregoing instrument by authority of and in behalf of said principal; and acknowledged said instruments to be the act and deed of said principal.



Before me:

Kristil Redd
(Notary Public for Oregon)

My commission expires 11/16/2003

ESCROW NO. MT52544-KR

Return to:

DONNA M. MITCHELL
1323 OAK AVENUE
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 11/21/00, at 11:20 a.m.
In Vol. M00 Page 42000
Linda Smith,
County Clerk Fee \$ 21.00