

200 NOV 30 PM 3: 23

MTL S2637-LB  
WARRANTY DEED

Vol MOO Page 43108

JAMES P. WILSON,

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

SCOTT ROBINSON CLARK and SAOWANEE CLARK, 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:

Lot 2 in block 210 of MILLS SECOND 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.

ACCT3809033DC02000

KEY #632355

SEE ATTACHED EXHIBIT A

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 28,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 935 N 10TH STREET, LAKEVIEW, OR 97630

Dated this 27 day of November 2000.



JAMES P. WILSON

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on November 27, 2000 by JAMES P. WILSON.

  
(Notary Public for Oregon)

My commission expires 3-15-04

ESCROW NO. MT52637-LB

Return to:

SCOTT ROBINSON CLARK  
935 N 10TH STREET  
LAKEVIEW, OR 97630

## Exhibit A

SUBJECT TO: Trust Deed dated August 12, 1999 and recorded August 30, 1999, Volume M99, Page 34834, Microfilm Records of Klamath County, Oregon in favor of The Associates Financial Services, as beneficiary. The above names Grantee does not agree to assume nor pay this trust deed and the above named Grantor agrees to hold the Grantee harmless therefrom.

State of Oregon, County of Klamath  
Recorded 11/30/00, at 3:23 P.m.  
In Vol. M00 Page 43108  
**Linda Smith,**  
County Clerk Fee \$ 26.00