

2000 DEC -4 PM 3:26

mt52619-lw  
WARRANTY DEED

Vol M00 Page 43584

HAROLD L. HOTCHKISS and BEVERLY J. HOTCHKISS, as tenants in common, Grantor(s) hereby grant, bargain, sell, warrant and convey to: GARRY ALAN ROSE and NANCY ANN KUYKENDALL, 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:

LOTS 38 AND 39 IN BLOCK 3 OF TRACT NO. 1017- MOUNTAIN LAKES HOMESITES ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF Klamath COUNTY, OREGON.

3606-016DO-1800 318711  
3606-016CO-7300 317927

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 30,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 343 SUNRISE DRIVE, GRANTS PASS, OR 97526

Dated this 30 day of November, 2000.

Harold L. Hotchkiss  
HAROLD L. HOTCHKISS

Beverly J. Hotchkiss  
BEVERLY J. HOTCHKISS

State of Oregon  
County of

This instrument was acknowledged before me on November 30, 2000 by  
HAROLD L. HOTCHKISS AND BEVERLY J. HOTCHKISS.

Lori St. Clair  
(Notary Public for Oregon)

My commission expires 2-16-03

ESCROW NO. MT52619-LW

Return to:

GARRY ALAN ROSE  
343 SUNRISE DRIVE  
GRANTS PASS, OR 97526



State of Oregon, County of Klamath  
Recorded 12/04/00, at 3:26 P.m.  
In Vol. M00 Page 43584  
Linda Smith,  
County Clerk Fee\$ 21.00