

200 DEC 11 PM 3:31

MT52453-MS
WARRANTY DEED

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FERNDALE DEVELOPMENT, L.L.C.,

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

GEORGE E. MILLS and NICOLE L. MILLS, 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 9 IN BLOCK 4 OF TRACT 1299 - SECOND ADDITION TO FERNDAL, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

3909-013BB-07700-000

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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 114,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5726 JUDY COURT, KLAMATH FALLS, OR 97603

Dated this 11th day of December, 2000.

FERNDAL DEVELOPMENT, L.L.C.

BY: Shannon L. Cook
AUTHORIZED SIGNER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on December 11, 2000 by Shannon L. Cook, AUTHORIZED SIGNER FOR FERNDAL DEVELOPMENT, L.L.C. AN OREGON LIMITED LIABILITY COMPANY.

Margaret A. Smith
(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT52453-MS

Return to:

GEORGE E. MILLS
5726 JUDY COURT
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 12/11/00, at 3:31 p. m.
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Linda Smith,
County Clerk Fee \$ 21.00