

MAR 16 2001 3:25 pm

MTL S3412-TM
WARRANTY DEED

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YVONNE M. HIGGINS,

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

ARNOLD E. JONES,

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:

The North 65 feet of the West half of Lot 6, Block 4, SECOND ADDITION TO ALTAMONT ACRES, being a Subdivision of Tracts 1, 2, 3, 4, 22, 23 and 24, of ALTAMONT RANCH TRACTS SUPPLEMENT PLAT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCT# 3909-010DC-01101

KEY# 861945

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 37,000.00.

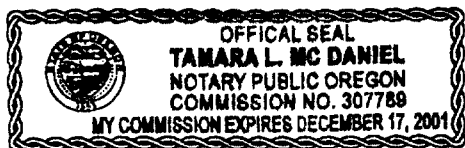
Until a change is requested, all tax statements shall be sent to Grantee at the following address: ,

Dated this 15 day of March, 2001.

Yvonne M. Higgins
YVONNE M. HIGGINS

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on March 15, 2001 by YVONNE M. HIGGINS.



Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/01

ESCROW NO. MT53412-TM

Return to:
ARNOLD E. JONES

State of Oregon, County of Klamath
Recorded 03/16/01, at 3:25 p. m.
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Linda Smith,
County Clerk Fee \$ 21.00