

'01 APR 17 AM 11:21

MT 53031-MS
WARRANTY DEED

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ALLEN R. LYLES and ANGELEIC T.M. LYLES, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

ALLEN LYLES,

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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
3809-033AD-11900 482383

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 .00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 725 MITCHELL STREET, KLAMATH FALLS, OR 97601

Dated this 12th day of April, 2001

Allen R. Lyles
ALLEN R. LYLES

Angeleic T.M. Lyles
ANGELEIC T.M. LYLES

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on April 12, 2001 by ALLEN
R. LYLES AND ANGELEIC T.M. LYLES.

Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12/20/02

ESCROW NO. MT53031-MS

Return to:
ALLEN LYLES
725 MITCHELL STREET
KLAMATH FALLS, OR 97601



EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lots 454 and 455, Block 126, MILLS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning on the East line of Mitchell Street, 40 feet South of the Northwest corner of Lot 455, Block 126, MILLS ADDITION to the City of Klamath Falls, Oregon; thence South 40 feet; thence East 100 feet; thence North 40 feet; thence West 100 feet to the place of beginning.

State of Oregon, County of Klamath
Recorded 04/17/01, at 11:21 a. m.
In Vol. M01 Page 16342
Linda Smith,
County Clerk Fee\$ 26.⁰⁰