

01 MAY 23 AM 11:15

MTL S3867-LB

WARRANTY DEED

Vol. M01 Page 23750

VANCE A. THOMAS,

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

BONNIE L. MEEKER,

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 7 in Block 7 of TRACT NO. 1025, WINCHESTER, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCT3909011CD12100

KEY #556197

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 62,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4714 STURDIVANT AVENUE, KLAMATH FALLS, OR 97603

Dated this 22 day of May, 2001.

Vance A. Thomas  
VANCE A. THOMAS

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on May 22, 2001 by VANCE A THOMAS.



Linda L. Baughman  
(Notary Public for Oregon)  
My commission expires 3-15-04

ESCROW NO. MT53867-LB

Return to:

BONNIE L. MEEKER

4868 Tony CT  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 05/23/01, at 11:52 a.m.  
In Vol. M01 Page 23750  
Linda Smith,  
County Clerk Fee \$ 21.00