

'01 JUL 13 PM 3:12

MT 54372-LB
WARRANTY DEED

Vol. M01 Page 34366

BEVERLY A. CARTER WHO ACQUIRED TITLE AS BEVERLY A. JIMINEZ,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KELLI R. CAMPAGNA,
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 2, Block 15, FAIRVIEW ADDITION NO. 2, to the City of Klamath Falls,
according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

ACCT3809029CA12100

KEY #301505

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 42,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1434 LAKEVIEW STREET, KLAMATH FALLS, OR 97601

Dated this 12 day of July, 2001.

Beverly A. Carter
BEVERLY A. CARTER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 12, 2001 by
BEVERLY A. CARTER.



Linda L. Baughman
(Notary Public for Oregon)

My commission expires 3-15-04

ESCROW NO. MT54372-LB

Return to:

KELLI R. CAMPAGNA
1434 LAKEVIEW STREET
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 07/13/01 at 2:12 p. m.
In Vol. M01 Page 34366
Linda Smith,
County Clerk Fee \$ 21.00