

'01 SEP 12 PM3:32

MTC 54748-TM
WARRANTY DEED

Vol. M01 Page 46459

CHARLES A. CLELAND,

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

ELIZABETH M. MERKLEY-LOWRY and LUKE A. LOWRY, 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:

The N1/2 of Tract 17, JUNCTION ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCT# 3910-007BC-00700

KEY# 590710

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 185,000.00.

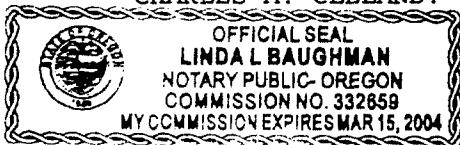
Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3447 HWY 39, KLAMATH FALLS, OR 97603

Dated this 6 day of Sept, 01.

Charles A. Cleland
CHARLES A. CLELAND

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 6, 2001 by
CHARLES A. CLELAND.



Linda L. Baughman
(Notary Public for Oregon)

My commission expires 3-15-04

ESCROW NO. MT54748-TM

Return to:

~~ELIZABETH M. MERKLEY-LOWRY~~
~~LUKE A. LOWRY~~
~~KLAMATH FALLS, OR 97603~~
Amerititle Attn: Tammy
222 S 6th Street
Klamath Falls, Or 97601

State of Oregon, County of Klamath
Recorded 09/12/01 at 3:32 p.m.
In Vol. M01 Page 46459
Linda Smith,
County Clerk Fee \$ 21.00

21.00 m