

'01 SEP 25 AM 11:11

mtc S4867-MS  
WARRANTY DEED

Vol. M01 Page 48670

JUANITA S. FAIRCLO,

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

JAMES W. BUCHHOLTZ and FAITH L. BUCHHOLTZ, 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:

LOT 13 OF TRACT 1343, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3909-012BA-05500-000

885796


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 27,900.00.


Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4632 LOMBARD STREET, KLAMATH FALLS, OR 97603

Dated this 21st day of September, 2001.

  
JUANITA S. FAIRCLO

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on September 21, 2001 by JUANITA S. FAIRCLO.

  
(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT54867-MS

Return to:

JAMES W. BUCHHOLTZ  
4632 LOMBARD STREET  
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath  
Recorded 09/25/01 at 11:11 a. m.  
In Vol. M01 Page 48670  
Linda Smith,  
County Clerk Fee \$ 21.00