

'01 OCT 1 AM 11:12

MT55092-LB
WARRANTY DEED

Vol M01 Page 49995

KENNETH W. DUNN,

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

GREGORY W. POOLE and CHRISTINA M. POOLE, as tenants by the entirety,

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 11 in Block 7 of **SECOND ADDITION TO WINEMA GARDENS**, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCT3909001BA08200

KEY #506330

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 134,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: **6276 BRYANT AVENUE, KLAMATH FALLS, OR 97603**

Dated this 28 day of September, 2001.

Kenneth W. Dunn

KENNETH W. DUNN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 28, 2001 by
KENNETH W. DUNN.



Linda L. Baughman
(Notary Public for Oregon)

My commission expires 3-15-04

ESCROW NO. MT55092-LB

Return to:

GREGORY W. POOLE
6276 BRYANT AVENUE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 10/01/01 at 11:12a m.
In Vol. M01 Page 49995
Linda Smith,
County Clerk Fee \$ 21⁰⁰