

AMT 55616MS

WARRANTY DEED

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LARRY I. RANK and RAMONA S. RANK, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DENNIS JUSTICE and TYRA JUSTICE, 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 SOUTHWESTERLY 50 FEET OF LOT 4 AND THE NORTHWESTERLY 32 FEET OF LOT
5, WINEMA GARDENS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3909-001BA-00500-000

505536

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 \$ 100,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3839 BRISTOL, KLAMATH FALLS, OR 97603

Dated this 28 day of Dec, 2001.

Larry I. Rank
LARRY I. RANK

Ramona S. Rank
RAMONA S. RANK

State of Oregon
County of ~~KLAMATH~~ Multnomah

This instrument was acknowledged before me on December 28, 2001 by LARRY
I. RANK AND RAMONA S. RANK.

Sandra J. Zatta
(Notary Public for Oregon)

My commission expires 1-5-02

ESCROW NO. MT55616-MS

Return to:
DENNIS JUSTICE
3839 BRISTOL
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 12/31/01 3:15 p. m.
Vol M01, Pg 67274
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1