

'02 APR 10 AM 11:21

21116

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After Recording Return to:  
LLOYD VERNON HOWARD

1136 WINTER AVE.

KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 04/10/2002 11:21 a m.  
Vol M02. Pg 21116  
Linda Smith. County Clerk  
Fee \$ 21.00 # of Pgs 1

Until a change is requested all tax statements  
Shall be sent to the address shown above.

**WARRANTY DEED**  
(INDIVIDUAL)

CHARLOTTE ELIZABETH WATERS, herein called Grantor, convey(s) to LLOYD VERNON HOWARD, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The Easterly one-half of Tract No. 5, TOWNSEND TRACTS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

AND, Trust Deed, including the terms and provisions thereof, recorded March 17, 2000, in Book M-00 at page 8766, Klamath County Mortgage Records, in favor of Gayle Payne Nicholson as Trustee of the Susan G. Sweet Revocable Trust, which Trust Deed the Grantee herein agrees to assume and pay according to the provisions thereof.-

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$31,412.65.  
(here comply with the requirements of ORS 93.930)

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.

Dated April 9, 2002.

Charlotte Elizabeth Waters  
CHARLOTTE ELIZABETH WATERS

STATE OF OREGON, County of Klamath) ss.

On April 9, 2002, personally appeared the above named CHARLOTTE ELIZABETH WATERS and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00054738

Before me: Marlene T. Addington  
Notary Public for Oregon  
My commission expires: March 22, 2005

Official Seal

