

MT57065-LW  
WARRANTY DEED

Vol M02 Page 28871

State of Oregon, County of Klamath  
Recorded 05/14/2002 3:04 p.m.  
Vol M02, Pg 28871  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

PHYLLIS M. LA MANCE,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
LARRY G. ALLEN,

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 30 in Block 69 of KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 3, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

3811-010BO-03300-000

KEY #465311

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 \$ 12,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address:

Dated this 6th day of May, 2002.

X Phyllis M. La Mance  
PHYLLIS M. LA MANCE

BY: Beverly Hylen Bloom, her attorney in fact  
BEVERLY HYLEN BLOOM, HER ATTORNEY  
IN FACT

STATE OF CALIFORNIA

COUNTY OF Los Angeles

ss.

On May 6, 2002 before me, Shane Hale personally appeared BEVERLY HYLEN BLOOM personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that SHE executed the same in SHE authorized capacity(ies), and that by SHE signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature



ESCROW NO. MT57065-LW

Return to:

LARRY G. ALLEN

2161 W. Williams Ave #246

Fallon, NV 89406