

8 FEB 27 PM 3:05

MTZ 59689-TM

Vol M03 Page 12056
STATE OF OREGON, } ss.



AMERICAN GENERAL FINANCE, INC.

Grantor's Name and Address

JACK D. CRONE, SR.

709 PRESCOTT STREET

KLAMATH FALLS, OR 97601

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

JACK D. CRONE, SR.

709 PRESCOTT STREET

KLAMATH FALLS, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

JACK D. CRONE, SR.

709 PRESCOTT STREET

KLAMATH FALLS, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 02/27/2003 3:05 p.m.
Vol M03 Pg 12056
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1 Deputy.

SPECIAL WARRANTY DEED

KNOW ALL BY THESE PRESENTS that AMERICAN GENERAL FINANCE, INC., A DELAWARE CORPORATION

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by JACK D. CRONE, SR.

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

Lot 4 in Block 66 of LAKEVIEW ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that the real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 95,000.00. However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ☐, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on FEBRUARY 24, 2003; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Monte Conrad
Monte Conrad, Asst Vice President

STATE OF OREGON, County of Vanderburgh) ss.

This instrument was acknowledged before me on February 24, 2003
by Monte Conrad, Asst Vice President

This instrument was acknowledged before me on 02-24-03

DA RHONDA B. DULIN
NOTARY PUBLIC
VANDERBURGH COUNTY
STATE OF INDIANA
COMMISSION #497065
COMM. EXPIRES: 03-25-09

Da Rhonda B. Dulin
Notary Public for Oregon
My commission expires