



Aspen
TITLE & ESCROW, INC.

Aspen #02032991

WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:
ELEANOR ZIMMERMAN
1537 WIARD
KLAMATH FALLS, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

JOAN L. PATTON hereinafter called grantor, convey(s) to ELEANOR ZIMMERMAN, hereinafter called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 11, LEWIS TRACTS, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062 and as per Ordinance No. 30, recorded May 30, 1986 in Book M-86 at page 9346 and as per Ordinance No. 31, recorded January 6, 1988 in book M-88 at page 207.
4. Restrictions, including the terms and provisions thereof, contained in Deed recorded September 13, 1948 in Book k225 at page 54, Deed Records.

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"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 covenant(s) that grantor is the owner of the above described property free of all encumbrances except those set out above.

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
\$20,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 21st day of December 1988.

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Joan L. Patton
JOAN L. PATTON

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) ss.
_____, 1989.

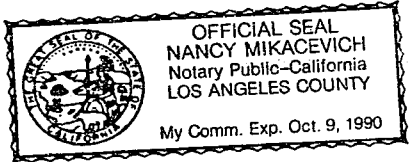
Personally appeared the above named JOAN L. PATTON and
acknowledged the foregoing instrument to be HER voluntary act
and deed.

Before me: _____
Notary Public for CALIFORNIA
My Commission Expires: _____

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On this the 13th day of January, 1989, before me, the undersigned, a Notary
Public in and for said State, personally appeared JOAN L. PATTON, proved to
me on the basis of satisfactory evidence to be the person whose name is subscribed
to the within instrument and acknowledged that She executed the same.

WITNESS my hand and official seal.
Nancy Mikacevich
Notary Public in and for said state.



STATE OF OREGON: COUNTY OF KLAMATH: ss.
Filed for record at request of Aspen Title Co. the 19th day
of Jan. A.D., 19 89 at 10:49 o'clock A.M., and duly recorded in Vol. M89,
of _____ Deeds _____ on Page 1145.
By Evelyn Biehn County Clerk
By Danette Mullendore
FEE \$13.00