

WARRANTY DEED

AFTER RECORDING RETURN TO:
PATRICK M. FALWELL
LINDA C. FALWELL
618 OWEN ST.
KLAMATH FALLS, OR. 97601

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

KATSUMI MC KAY hereinafter called GRANTOR(S), convey(s) to
PATRICK M. FALWELL AND LINDA C. FALWELL, Husband & Wife
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

The South 60 feet of Lots 23, 24, 25, and the South 60 feet of
the East half of Lot 26, and the North 15 feet of the East 108.4
feet of Lot 22. All in Block 7, of INDUSTRIAL ADDITION TO THE
CITY OF KLAMATH FALLS, in the County of Klamath, State of
Oregon.

CODE 001 MAP 3809-033BD TL 04100 KEY 478708

"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: 1) 1989-90 taxes, a
lien not yet payable. 2) Regulations, including levies, liens
and utility assessments of the City of Klamath Falls. 3)
Conditions, Restrictions as shown on the recorded plat of
INDUSTRIAL ADDITION. 4) Mortgage, including the terms and
provisions thereof dated August 6, 1982 and recorded August 8,
1982 in Book M-82, Page 10102, Fee No. 14314 and extended or
amended by recording August 6, 1982 in Book M-82, Page 10104,
Fee No. 14315, which Mortgage the Grantees herein agree to
assume and pay according to the terms contained therein.

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
\$20,620.00.

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 18 day of July 1989.

X Katsumi Mc Kay
KATSUMI MC KAY

OR. DR. Lic
2384301

STATE OF OREGON, County of MULTNOMAH ss.

DATE 7-25-89

Sharon Noel
SHARON NOEL
NOTARY PUBLIC - OREGON
My Commission Expires 5-5-92

Personally appeared the above named KATSUMI MC KAY and
acknowledged the foregoing instrument to be her voluntary act
and deed.

Before me: Sharon Noel
Notary Public for State of Oregon
My Commission Expires: 5-5-92

1989 JUL 28 AM 11 30

WARRANTY DEED

Aspen
TITLE & ESCROW INC

AFTER RECORDING RETURN TO:
PATRICK M. FALWELL
LINDA C. FALWELL
818 OWEN ST.
KLAMATH FALLS, OR. 97601

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

KATSUMI MC KAY hereinafter called GRANTOR(S), convey(s) to
PATRICK M. FALWELL AND LINDA C. FALWELL, Husband & Wife
of the County of Klamath, State of Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 28th day
of July A.D., 19 89 at 11:30 o'clock A.M., and duly recorded in Vol. M89
of Deeds on Page 13843
FEE \$13.00 Evelyn Biehn County Clerk
By Paula Miller

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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
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and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except: (1) 1989-90 taxes, a
lien not yet payable; (2) Regulations, including levies, liens
and utility assessments of the City of Klamath Falls; (3)
Conditions, Restrictions as shown on the recorded plat of
INDUSTRIAL ADDITION; (4) Mortgage, including the terms and
provisions thereof dated August 6, 1982 and recorded August 8,
1982 in Book M-82, Page 10102; Fee No. 14314 and extended or
amended by recording August 6, 1982 in Book M-82, Page 10104,
Fee No. 14315, which mortgage the grantee herein agree to
assume and pay according to the terms contained therein.

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
\$20,628.00.

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

IN WITNESS WHEREOF, the grantor has executed this instrument
this 18 day of July 1989.

[Signature]
KATSUMI MC KAY

[Signature]
KATSUMI MC KAY

STATE OF OREGON, County of Klamath, ss.

DATE July 28, 1989

Personally appeared the above named KATSUMI MC KAY and
acknowledged the foregoing instrument to be her voluntary act
and deed.

Before me: Paula Miller
Notary Public for State of Oregon
My Commission Expires: 7-2-92