



02037971

WARRANTY DEED

AFTER RECORDING RETURN TO:
WARREN H. BYERS
P. O. BOX 5188
KLAMATH FALLS, OR 97601

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

RICHARD A. WAGNER AND HIROKO WAGNER, HUSBAND AND WIFE AND
ROSALIE P. REID AND RAYMOND R. REID, HUSBAND AND WIFE
hereinafter called GRANTOR(S), convey(s) to WARREN H. BYERS
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:

The East 1/2 of the Northwest 1/4 of Section 19, Township 35
South, Range 11 East of the Willamette Meridian, County of
Klamath, State of Oregon.

TAX ACCOUNT NO.: 008 - 3511-1900-200 KEY NO.: 275366

"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 covenants, conditions,
restrictions, rights, rights of way and easements of record, if
any, and those apparent upon the land.

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
\$11,000.00.

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 16th day of January, 1992.

Richard A. Wagner
RICHARD A. WAGNER

Hiroko Wagner
HIROKO WAGNER

Rosalie P. Reid
ROSALIE P. REID

Raymond R. Reid
RAYMOND R. REID

STATE OF CALIFORNIA, County of CONTRA COSTA ss.

FEBRUARY 10TH, 1992

Personally appeared the above named RICHARD A. WAGNER AND HIROKO
WAGNER and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me:

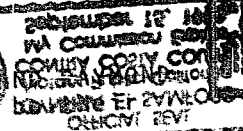
Notary Public for EL SOBRANTE

My Commission Expires: SEPTEMBER 15 1995

STATE OF CALIFORNIA, County of CONTRA COSTA ss.

FEBRUARY 10TH, 1992

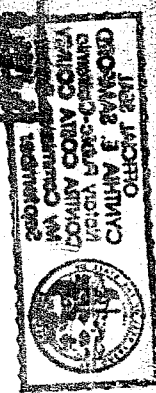
Personally appeared the above named ROSALIE
R. REID and acknowledged the foregoing instrument to be their
voluntary act and deed.



Continued on next page

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WARRANTY DEED
(PAGE 2)



Before me: Cynthia E. Sanford
Notary Public for ELSOBRANTE
My Commission Expires: SEPTEMBER 15 1995

STATE OF OREGON: COUNTY OF KLAMATH: ss.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 3rd day
of March A.D., 19 92 at 10:58 o'clock A.M., and duly recorded in Vol. M92
of Deeds on Page 4327

FEE \$35.00

Evelyn Biehn County Clerk
By Debra M. Mendenhall

TO HAVE AND TO HOLD unto the said Aspen Title Co. the sum of One Thousand Dollars (\$1,000.00) to the said Aspen Title Co. for the use and behoof of the said Aspen Title Co.

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