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WARRANTY DEED

AFTER RECORDING RETURN TO:
JIM P. SPRADLEY and
JUNE M. SPRADLEY
3572 Pinetree
Klamath Falls, OR. 97603

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

LYNDA PATRICIA FINNEY, hereinafter called GRANTOR(S), convey(s)
to JIM P. SPRADLEY and JUNE M. SPRADLEY, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 1 in Block 5, PINE GROVE PONDEROSA, in the County of
Klamath, State of Oregon.

Code 162, Map 3910-8AD, Tax Lot 200.

"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." *J. P. S.*

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and 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
\$129,900.00.

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 31st day of July, 1992.

Lynda Patricia Finney
LYNDA PATRICIA FINNEY

STATE OF OREGON, County of Klamath)ss.

On this 4th day of August, 1992, personally appeared the
above named LYNDA PATRICIA FINNEY and acknowledged the foregoing
instrument to be her voluntary act and deed.

Before me, *Harlene V. Addington*
Notary Public for Oregon
My Commission Expires: March 22, 1993.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 5th day
of Aug. A.D., 19 92 at 10:43 o'clock A M., and duly recorded in Vol. M92
of Deeds on Page 17400.

FEE \$30.00

Evelyn Biehn County Clerk

By *Debra Mullendore*