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#02038905 WARRANTY DEED

AFTER RECORDING RETURN TO: Mr. and Mrs. Finley Mallory 1344 California. Ave. Klamath Falls, OR 97601

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

R.H. OTTEMAN, M.D., P.C. PENSION AND PROFIT SHARING TRUST, hereinafter called GRANTOR(S), convey(s) to FINLEY MALLORY and JEANETTE MALLORY, husband and wife, as to an undivided 14% interest and NEAL G. BUCHANAN, as to an undivided 8% interest, and JAMES R. YACUK, as to an undivided 78% interest, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 2 in Block 7, FIRST ADDITION TO KENO WHISPERING PINES, in the County of Klamath, State of Oregon.

Code 105, Map 4008-600, Tax Lot 2400.

BY:

"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, 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 to clear title only.

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 29th day of September, 1992.

R.H. OTTEMAN, M.D., P.C. PENSION AND PROFIT SHARING TRUST 8Y: and. ateman

STATE OF OREGON, County of Klamath ss. On this The day of September, 1992, personally appeared the above paned K.H. Otteman and Jan U. Otteman as <u>Trustees</u> of R.H. Otteman, M.D., P.C. Paneir and Profit Sharing Trust of R.H. Otteman, M.D., P.C. Pension and Profit Sharing Trust. Betere men In prlenet. Addington Notary NPUBLIC for Oregon My Commission Expires: March 22, 1993.

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M. M. A. M. Station, New York, Ne

STATE OF OREGON: COUNTY OF KLAMATH: ss.

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