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Vol. m92 Page 25558**Aspen**

TITLE & ESCROW, INC.

#01039008
WARRANTY DEED

AFTER RECORDING RETURN TO:

SAMUEL W. WILSON

SYLVIA M. WILSON

3071 Portillo Court
Cameron Park, CA 95682UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEJOHN R. WELLS and MARIE E. WELLS, husband and wife, hereinafter
called GRANTOR(S), convey(s) to SAMUEL W. WILSON and SYLVIA M.
WILSON, husband and wife, hereinafter called GRANTEE(S), all
that real property situated in the County of Klamath, State of
Oregon, described as:Lot 19 in Block 6, Tract 1091, LYNNEWOOD, in the County of
Klamath, State of Oregon.

Code 1, Map 3808-25DD, Tax Lot 7700.

"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
\$146,000.00.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 5th day of October, 1992.John R. Wells
JOHN R. WELLSMarie E. Wells
MARIE E. WELLS

STATE OF OREGON, County of Klamath)ss.

On October 16, 1992, personally appeared the above named JOHN
R. WELLS and MARIE E. WELLS and acknowledged the foregoing
instrument to be their voluntary act and deed.Before Me: Shirley L. 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 29th day
of Oct. A.D., 19 92 at 3:30 o'clock P M., and duly recorded in Vol. M92
of Deeds on Page 25558.

FEE \$30.00

Evelyn Biehn County Clerk
By Shirley L. Addington