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WARRANTY DEED

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AFTER RECORDING RETURN TO:
ROBERT LANDER
16122 Timberline Lane
Klamath Falls, OR. 97601

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

RICHARD I. LEHRMAN and FRANCIS V. LEHRMAN, hereinafter called
GRANTOR(S), convey(s) to ROBERT LANDER, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

The South 40 feet of Lots 702 and 703 in Block 104, MILLS
ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath,
State of Oregon.

Code 1, Map 3809-33DB, Tax Lot 4800.

"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
\$24,000.00.

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 8th day of March, 1993.

Richard I. Lehrman
RICHARD I. LEHRMAN

Francis V. Lehrman
FRANCIS V. LEHRMAN

STATE OF WASHINGTON, County of Benton)ss.

On March 9, 1993, personally appeared the above named
~~RICHARD I. LEHRMAN~~ and FRANCIS V. LEHRMAN and acknowledged the
foregoing instrument to be their voluntary act and deed.

Before me: Debbie L. McQue
Notary Public for Washington
My Commission Expires: 3/7/97

STATE OF OREGON, County of Klamath)ss.

On March 12, 1993, personally appeared the above named RICHARD I. LEHRMAN, and acknow-
ledged the foregoing instrument to be his voluntary act and deed.

Before me: W. Leland Addington
Notary Public for Oregon
My Commission Expires: 3-22-93

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 12th day
of March A.D., 19 93 at 3:23 o'clock P M., and duly recorded in Vol. M93
of Deeds on Page 5172

FEE \$35.00

Evelyn Biehn County Clerk

By *[Signature]*