



Aspen
TITLE & ESCROW, INC.

60347 '93 APR 22 PM 3 15

#01039840
WARRANTY DEED

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AFTER RECORDING RETURN TO:
CONRAD PENCE

5653 Delaware
Klamath Falls, OR 97603

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

MORRIS G. AYERS and DIANE AYERS, husband and wife, hereinafter
called GRANTOR(S), convey(s) to CONRAD PENCE, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 9 in Block 2, ROLLING HILLS, TRACT 1099, in the County of
Klamath, State of Oregon.

Code 170, Map 3910-19A0, Tax Lot 5800.

"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." *CA*

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
\$22,500.00.

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 21st day of April, 1993.

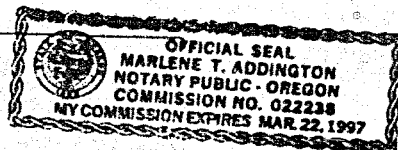
Morris G. Ayers
MORRIS G. AYERS

Diane Ayers
DIANE AYERS

STATE OF OREGON, County of Klamath)ss.

On April 22, 1993, personally appeared the above named MORRIS
G. AYERS and DIANE AYERS and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me: *Marlene T. Addington*
Notary Public for Oregon
My Commission Expires: March 22, 1997.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 22nd day
of April A.D., 19 93 at 3:15 o'clock P M., and duly recorded in Vol. M93
of Deeds on Page 8583

FEE \$30.00

Evelyn Biehn County Clerk

By *Quinn McInnis*