

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Tim M. Amuchastegui and Cecelia M. Amuchastegui

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Steven L. Thompson and Deborah J. Thompson, as Tenants by the Entirety, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 1 Block 1, QUAIL RIDGE SUBDIVISION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 25,000.00.
~~XXXXXX~~

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 25th day of June, 19 93; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,)
County of Klamath) ss.
June 25, 19 93

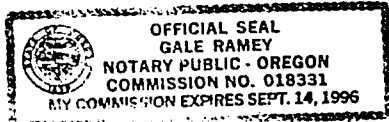
Tim M. Amuchastegui
Tim M. Amuchastegui
Cecelia M. Amuchastegui
Cecelia M. Amuchastegui

Personally appeared the above named _____

Tim M. Amuchastegui and Cecelia M. Amuchastegui

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Gale Ramey
Notary Public for Oregon
My commission expires: 9-14-96



STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19 _____, by _____, president, and by _____, secretary of _____

a _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires: _____ (SEAL)

Tim M. Amuchastegui and Cecelia M. Amuchastegui

Steven L. Thompson and Deborah J. Thompson
2024 Eldorado
Klamath Falls, OR 97601

Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 25th day of June, 19 93, at 11:43 clock A M., and recorded in book M93 on page 15144 or as file/reel number 63674.

Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline M. Henderson Deputy

Fee \$30.00

06-25-93A11-43 RCVD

MOUNTAIN TITLE COMPANY

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