



WARRANTY DEED

01040026 *ATC*
AFTER RECORDING RETURN TO:

H. W. PAYNE

M. E. PAYNE

5106 ANKENY

KLAMATH FALLS, OR 97603

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

BEVERLY D. HAMMES, hereinafter called GRANTOR(S), convey(s) to
H. W. PAYNE and MARIA E. PAYNE, husband and wife with full
rights of survivorship, hereinafter called GRANTEE(S), all that
real property situated in the County of KLAMATH, State of
Oregon, described as:

THE E 1/2 OF LOT 55, BLOCK 3, TRACT NO. 1064, FIRST ADDITION TO
GATEWOOD, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

CODE 63 MAP 3909-14CA-TL 13300

Handwritten: NEB
"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
\$73,500.00.

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 12th day of JULY, 1993.

Beverly D. Hammes
BEVERLY D. HAMMES

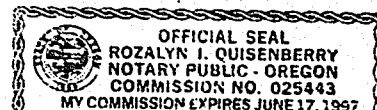
STATE OF OREGON, County of KLAMATH)ss.

JULY 12, 1993.

Personally appeared the above named BEVERLY D. HAMMES and
acknowledged the foregoing instrument to be HER voluntary act
and deed.

Before me: *Rozalyn I. Quisenberry*
Notary Public for OREGON
My Commission Expires: *June 17, 1997*

STATE OF OREGON: COUNTY OF KLAMATH: ss.



Filed for record at request of Aspen Title Co the 13th day
of July A.D. 19 93 at 10:56 o'clock A.M., and duly recorded in Vol. M93
of Deeds on Page 16831.

FEE \$30.00

Evelyn Biehn County Clerk

By *Rozalyn I. Quisenberry*