

65690OREGON
DEPARTMENT OF
VETERANS' AFFAIRS

08-04-93P01:50 RCVD

Vol. m93 Page 19249**mtc 29891-mk**
SPECIAL WARRANTY DEEDAccount Number
C04215 83895County Tax Account Number
R172253

The STATE OF OREGON, by and through the Director of Oregon Department of Veterans' Affairs, grantor, conveys and specially warrants unto Nina H. Mathews and Vernon T. Mathews, grantee(s), the following described real property free of encumbrances created or suffered by the grantor on or before February 4, 1985, except as specifically set forth herein situated at 188 Dahlia, Klamath Falls, OR 97601 in Klamath County, State of Oregon, to wit:

The Southeasterly 44 feet of Lot 6 and the Northwesterly 18 feet of Lot 7, Block 10, ELDORADO ADDITION IN THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Any taxes for 1993-94 when due or payable.
2. Any Redemption as Provided by Law.
3. Subject to conditions and restrictions as set forth in that deed from State of Oregon by and through its State Highway Commission to Wilson Title & Abstract Co., dated July 22, 1949, recorded June 9, 1950 in Book 239 at page 370, Deed Records.

Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Eldorado Addition.

The true and actual consideration for this conveyance is \$45,050.00.

AFTER RECORDING RETURN TO:

Mountain Title Company
222 South 6th Street
Klamath Falls, OR 97601

Until a change is requested, all tax statements shall be sent to the following address:

Nina H Mathews
PO Box 24
Henrico NC 27842

SPECIAL WARRANTY DEED (Continued)

Account Number C04215 83895	County Tax Account Number R172253
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TO HAVE AND TO HOLD said real property unto said grantee(s), their heirs and assigns forever.

"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 USES."

IN WITNESS WHEREOF, the Director of the Oregon Department of Veterans' Affairs has caused these presents to be executed this July 30, 1993. The foregoing recital of consideration is true as I verily believe.

Director of Oregon Department of Veterans' Affairs

By Curt R. Schnepf
Curt R. Schnepf
Manager, Accounts Services

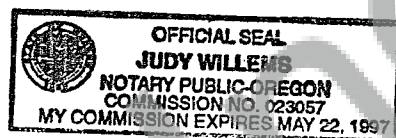
STATE OF OREGON

County of Marion

) ss

July 30, 1993

personally appeared the above-named Curt R. Schnepf and, being first duly sworn, did say that he is duly authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.



Before me: Judy Wilkins
Notary Public for Oregon

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 4th day
of Aug. A.D., 19 93 at 1:50 o'clock P. M., and duly recorded in Vol. M93
of Deeds on Page 19249

FEE \$35.00

Evelyn Biehn County Clerk

By [Signature]