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08-13-93P03:36 RCVD

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WARRANTY DEED

#02016312

40312

AFTER RECORDING RETURN TO:

MONA M. KAMMERER

P.O. Box 813

MORILLA, OR 97251

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

NORMAN G. WELLS and OLLIE L. WELLS, husband and wife hereinafter
called GRANTOR(S), convey(s) to MONA M. KAMMERER hereinafter
called GRANTEE(S), all that real property situated in the County
of Klamath, State of Oregon, described as:

Tract 50, PLEASANT HOME TRACTS NO. 2, in the County of Klamath,
State of Oregon.

Code 41 Map 3909-2AD TL 3800

"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 those apparent on 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
\$15,500.00.

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 13th day of August 1993.

Norman G. Wells
NORMAN G. WELLS

Ollie L. Wells
OLLIE L. WELLS

STATE OF OREGON, County of Klamath)ss.

On this 13th day of August, 1993,

Personally appeared the above named NORMAN G. WELLS and OLLIE L.
WELLS and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me: Charles Johnson
Notary Public for Oregon

My Commission Expires: 1-1-94

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 13th day
of Aug. A.D., 19 93 at 3:36 o'clock P M., and duly recorded in Vol. M93
of Deeds on Page 20314

FEE \$30.00

Evelyn Biehn County Clerk

By Evelyn Biehn