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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 97231

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: 1-15-94

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