

WARRANTY DEED

MTC 30331-HF

KNOW ALL MEN BY THESE PRESENTS, That
 JOSEPH MORAN and PATRICIA MORAN, husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called
 JAMES A. REENS
 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 2, Block 51, FIRST ADDITION TO KLAMATH FOREST ESTATES, according to
 the official plat thereof on file in the office of the County Clerk of
 Klamath County, Oregon TOGETHER WITH A 1989 FUQUA HT MOBILE HOME with
 license plate #X184192 which is situate on the real property described
 herein.

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 the date of this deed

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 \$ 59,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole/ part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

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 13 day of July, 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

9/13 Klamath ss. 19 93

Personally appeared the above named _____
 JOSEPH MORAN
 PATRICIA MORAN

JOSEPH MORAN

PATRICIA MORAN

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

Before me:

Helen M. Fink
 Notary Public for Oregon
 My commission expires:

STATE OF OREGON, County of _____ ss.

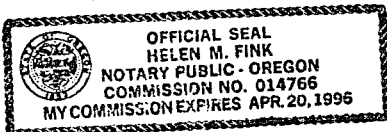
The foregoing instrument was acknowledged before me this _____, 19 _____, by _____

_____, president, and by _____
 _____, secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon _____
 My commission expires:

(SEAL)



JOSEPH MORAN and PATRICIA MORAN

PO BOX 387
SPRAGUE RIVER OR 97639
 GRANTOR'S NAME AND ADDRESS

JAMES A. REENS

96 GENERAL DELIVERY
SPRAGUE RIVER OR 97639
 GRANTEE'S NAME AND ADDRESS

After "JAMES A. REENS"

GENERAL DELIVERY
SPRAGUE RIVER CA 97639
 NAME, ADDRESS, ZIP

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

JAMES A. REENS

GENERAL DELIVERY
SPRAGUE RIVER CA 97639
 NAME, ADDRESS, ZIP

SPACE RESERVED

FOR
RECORDERS USE

STATE OF OREGON.

ss.

County of Klamath

I certify that the within instrument was received for record on the 20th day of Aug., 19 93, at 1:45 o'clock P.M. and recorded in book M93 on page 20939 or as file/reel number 66605.
 Record of Deeds of said county.
 Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By B. Biehn Deputy

Fee \$30.00