

69045

10-01-93A11:12 RCVD



WARRANTY DEED

Vol. m93 Page 25489

#01040475

AFTER RECORDING RETURN TO:

CHARLES B. BARAT

LINDA S. BARAT

1117 CARLSON DR.
KLAMATH FALLS, OR 97603UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

ERNEST E. WISEMAN and ANNETTE WISEMAN, husband and wife
hereinafter called GRANTOR(S), convey(s) to CHARLES B. BARAT and
LINDA S. BARAT, husband and wife hereinafter called GRANTEE(S),
all that real property situated in the County of Klamath, State
of Oregon, described as:

Lot 6, Block 2, FIRST ADDITION TO MOVINA, in the County of
Klamath, State of Oregon.

Code 41 Map 3809-36CA TL 3400

"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
\$117,000.00

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 27 day of September, 1993.

Ernest E. Wiseman Annette Wiseman
ERNEST E. WISEMAN ANNETTE WISEMAN

STATE OF OREGON, County of Wallowa ss.

On this 27 day of September, 1993,

Personally appeared the above named ERNEST E. WISEMAN and
ANNETTE WISEMAN and acknowledged the foregoing instrument to be
their voluntary act and deed.

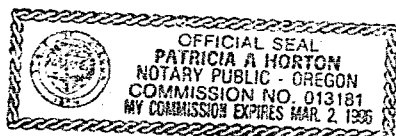
Before me: Patricia A. Horton

Notary Public for Oregon

My Commission Expires: 03-02-96

STATE OF OREGON,

County of Klamath ss.



Filed for record at request of:

Aspen Title Co
on this 1st day of Oct. A.D. 19 93
at 11:12 o'clock A M. and duly recorded
in Vol. M93 of Deeds Page 25489
By Evelyn Biehn County Clerk
By Daniel J. Henderson Deputy.

Fee, \$30.00