

WARRANTY DEED
MTC 31248-M/K

JACK E. MILNER and JULIA ANNE MILNER, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JULIE MARLENE STEWART, ROBERT A. STEWART and MARILYN J. STEWART, with JOHN L. STEWART as sole survivorship 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:

The East 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 20, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, EXCEPTING THEREFROM any portion lying within the boundaries of the No. 1 Drain

"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."

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 "to have and to hold the same unto the said grantee and grantees heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantees 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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 132,500.00

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 10th day of December, 1993, 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 of Klamath
12/6 1993

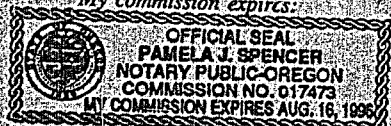
JACK E. MILLNER
Julia Anne
JULIA ANNE MILLNER

Personally appeared the above named
JACK E. MILNER
JULIA ANNE MILNER

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

Before me

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 _____

Notary Public for Oregon
My commission expires:

(SEAL)

~~JACK E. MILNER and JULIA ANNE MILNER~~

10510 Hwy 66
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS

JULIE MARLENE STEWART, ROBERT A. STEWART

779 Miller Island Rd
Elamath Falls OK 97603

GRANTEE'S NAME AND ADDRESS

JULIE MARLENE STEWART, ROBERT A. STEWART

779 Miller Island Rd
Klamath Falls OR 976

NAME, ADDRESS, ZIP

MILTE MARLENE STEWART. ROBERT A. STEWART

779 Miller JS and Road
Klamath Falls OR 97603

NAME ADDRESS ZIP

STATE OF OREGON

County of Klamath

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STEWART, that the within instrument was received for record on the 10th day of December, 1993, at 2:09 o'clock P. M., and recorded in book M93 on page 32957 or as file/rec'd number 72645

Record of Deeds of said county.
Witness my hand and seal of County
affixed

and MARILYN J.

and MARILYN J. STEWART Evelyn Biehn County Clerk

Fees: \$30.00

By Danline Mullendore Deputy Recording Officer