73086 12-20-93P03:45 RCVD

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Aspen TITLE & ESCROW, INC.

WARRANTY DEED

Aspen #01041008

AFTER RECORDING RETURN TO:
Patricia N. Orozco and
Ramon Serrato Hernandez
2440 Darrow
Klamath Falls, OR. 97601

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

KEITH V. JOSLEN and JEWELL ANN JOSLEN, husband and wife, hereinafter called GRANTOR(S), convey(s) to PATRICIA N. OROZCO and RAMON SERRATO HERNANDEZ, not as tenants in common, but with full rights of survivorship, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 620 in Block 128, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-33DA, Tax Lot 900

"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 TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930."

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 $35,000.00

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 14th day of December, 1993.

X Keith V. Joslen
KEITH V. JOSLEN

X Jewell Ann Joslen
JEWELL ANN JOSLEN

STATE OF OREGON, County of Jackson)ss.

On December 16, 1993, personally appeared the above-named Keith V. Joslen and Jewell Ann Joslen and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Linda S. Radeski
Notary Public for Oregon
My Commission Expires: February 24, 1995

OFFICIAL SEAL
LINDA S. RADUSKI
NOTARY PUBLIC-OREGON
COMMISSION NO. 004966
MY COMMISSION EXPIRES FEB. 24, 1995

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 20th day of Dec. A.D., 19 93 at 3:45 o'clock P.M., and duly recorded in Vol. M93, of Deeds on Page 33979

Evelyn Biehn County Clerk

By Deputy

FEE $35.00