

23405

MOUNTAIN TITLE COMPANY

WARRANTY USED

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KNOW ALL MEN BY THESE PRESENTS, That

STEVEN DUAYNE WEBSTER

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by KEITH M. ANDERSON and JOSEFINA ANDERSON, husband and wife, hereinafter called 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 25 in Block 41 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

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."

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AND TO DETERMINE ANY AND TO DETERMINE ANY 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

record and those apparent upon the land, if any, as the date of this deed except those of 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 \$ 3,000.00

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 21 day of Dec, 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 Los Angeles ss.
December 21, 1993

Personally appeared the above named
STEVEN DUAYNE WEBSTER

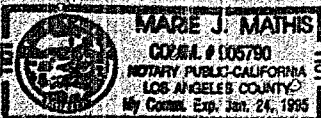
and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Margie J. Mathis
Notary Public for California
My commission expires: 1-24-95

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19____, by _____, president, and by _____, secretary of _____

_____, corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires _____ (SEAL)



STEVEN DUAYNE WEBSTER
9701 FARRALONE AVENUE
CHATSORTH, CA 91311

GRANTOR'S NAME AND ADDRESS
KEITH M. ANDERSON and JOSEFINA ANDERSON
ROUTE 2 BOX 323X
BONANZA, OR 97623

GRANTEE'S NAME AND ADDRESS
KEITH M. ANDERSON and JOSEFINA ANDERSON
ROUTE 2 BOX 323X
BONANZA, OR 97623

NAME, ADDRESS, ZIP
KEITH M. ANDERSON and JOSEFINA ANDERSON
ROUTE 2 BOX 323X
BONANZA, OR 97623

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 27th day of Dec., 1993 at 2:44 o'clock P. M. and recorded in book M93 on page 34702 or as file/reel number 73405

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

Evalyn Biehn, County Clerk

Recording Officer

Doraine Mullins, Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY