



WARRANTY DEED

#03040721

AFTER RECORDING RETURN TO:

RALPH IRVING WARNER
 ETHEL L. WARNER
 4714 PEPPERWOOD COURT
 KLAMATH FALLS, OR 97603

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

RALPH IRVING WARNER hereinafter called GRANTOR(S), convey(s) to RALPH IRVING WARNER, AN UNMARRIED MAN and ETHEL L. WARNER, AN UNMARRIED WOMAN, 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 10, Block 4, Tract No. 1087, FIRST ADDITION TO BANYON PARK, in the County of Klamath, State of Oregon.

CODE 41 MAP 3909-14BA TL 6000

"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 those apparent on 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 TO CLEAR TITLE.

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 27th day of January, 1994.

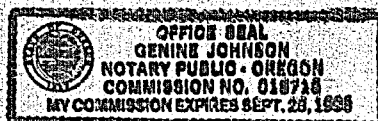
Ralph Irving Warner
 RALPH IRVING WARNER

STATE OF OREGON, County of Klamath)ss.

On this 27th day of January, 1994,

Personally appeared the above named RALPH IRVING WARNER and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Genine Johnson
 Notary Public for Oregon
 My Commission Expires: 9/28/96



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 1st day of Feb A.D., 19 94 at 10:40 o'clock A.M., and duly recorded in Vol. M94 of Deeds on Page 3593.

FEE \$30.00

Evelyn Biehn - County Clerk

By Pauline Neelinschke