


Aspen

TITLE & ESCROW, INC. WARRANTY DEED

#01041108

AFTER RECORDING RETURN TO:

MICHAEL P. DAVIS
 BEVERLY J. DAVIS
 P.O. BOX 1521
 KLAMATH FALLS, OR 97601

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

WALTER STEINER and MARLEN STEINER, husband and wife hereinafter called GRANTOR(S), convey(s) to MICHAEL P. DAVIS and BEVERLY J. DAVIS, husband and wife hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lots 2 and 3, Block 2, COLLEGE INDUSTRIAL PARK TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1 Map 3809-17CO TL 600
 Code 1 Map 3809-17CO TL 500

"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 30.390."

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 \$130,000.00.

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 25 day of January 1994.

Walter Steiner
 WALTER STEINER

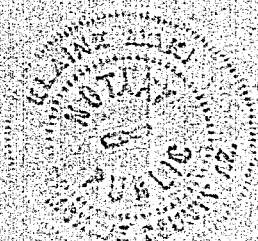
Marlen Steiner
 MARLEN STEINER

STATE OF ARIZONA, County of Mohave ss.

On this 25 day of January, 1994,

Personally appeared the above named WALTER STEINER and MARLEN STEINER and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Elaine Mahi
 Notary Public for Arizona
 My Commission Expires: April 8, 1994



ALL COMMISSIONER EXHIBITS: _____
 NOTARIAL PUBLIC FOR WILSON
 BEFORE ME: James J. [Signature]

JOINTLY and severally
 STEINER and acknowledged the foregoing instrument to be their
 act and deed and the contents thereof.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 3rd day
 of Feb. A.D., 19 94 at 3:42 o'clock P.M., and duly recorded in Vol. M94
 of Deeds on Page 3974

FEE \$35.00

Evelyn Biehn - County Clerk

By Quinn M. [Signature]

IN WITNESS WHEREOF, the donor has executed this instrument
 signed and sealed the day and date the foregoing instrument was
 in consideration of the cash and where the context so requires the
 \$130,000.00.
 The cash and other consideration for this transfer is
 lawfully spent the same, except as shown above,
 and will remain and belong the same subject to all liens and
 of record, to and the extent upon the land,
 restrictions, regulations, rights, claims of way and easements
 properly due of all encumbrances except covenants, conditions
 and covenants, and the donor is the owner of the above described

OWNING OR POSSESSING AS DEEMED IN ORS 30.300.
 UNLESS THE AND TO DETERMINE THE LIMITS OF THE SAME, THE
 APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO DETERMINE
 PERSON ACCEPTING THE SAME TO THE PROPERTY SHOULD CHECK WITH THE
 REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE
 THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAW AND THE
 THIS INSTRUMENT WILL NOT BE VALID OF THE PROPERTY DESCRIBED IN

CODE 1 AND 3800-1200 LT 200
 CODE 1 AND 3800-1200 LT 200

KLAMATH COUNTY, IN THE COUNTY OF KLAMATH, STATE OF OREGON,
 lots 2 and 3, block 1, cottage industrial park to the city of

Oregon, described as:
 lot 1, block 1, situated in the county of Klamath, state of
 Davis, bearing and this instrument called SKANLON(2) ST. and
 called SKANLON(2) CONVEY(2) to MICHAEL B. DAVIS and BEARLY A.
 MULLER STEINER and MURDER STEINER, bearing and this instrument

same as above
 STATEMENTS TO THE FOLLOWING ADDRESS:
 UNIT 7 CHANCE IS REQUESTED WITH JX

KLAMATH COUNTY, OR 97601
 P.O. BOX 1231
 BEARLY A. DAVIS
 MICHAEL B. DAVIS

BEFORE RECORDING BEING TO:
 #01041108

WITTE & ESCROW, INC.

WARRANTY DEED

Aspen