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02-15-94P03:14 RCVD

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WARRANTY DEED

#03041160

AFTER RECORDING RETURN TO:

BERT L. MORGAN
 GAILYA F. MORGAN
 4232 LOMBARD DRIVE
 KLAMATH FALLS, OR 97603

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

JOHN W. INSLEY and G. JEANNE INSLEY, husband and wife
 hereinafter called GRANTOR(S), convey(s) to BERT L. MORGAN and
 GAILYA F. MORGAN, husband and wife hereinafter called
 GRANTEE(S), all that real property situated in the County of
 Klamath, State of Oregon, described as:

Lot 5, Block 5, FIRST ADDITION TO CYPRESS VILLA, in the County
 of Klamath, State of Oregon.

Code 41 Map 3909-12CC TL 2200

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
 \$95,500.00.

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 February 1994.

JOHN W. INSLEY

G. JEANNE INSLEY

STATE OF OREGON, County of Klamath)ss.

On this 14th day of February, 1994,

Personally appeared the above named JOHN W. INSLEY and G. JEANNE
 INSLEY and acknowledged the foregoing instrument to be their
 voluntary act and deed.

Before me,

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
 of Feb A.D. 19 94 at 3:14 o'clock
 of Deeds

15th day
 Vol. M94

Evelyn B. Clerk
 By

FEE \$30.00