



WARRANTY DEED

ATE #01041191
AFTER RECORDING RETURN TO:
ELMER P. SANDY
2127 CABLE
KLAMATH FALLS, OR 97601

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

RAY M. PERRY and EFFIE J. PERRY, hereinafter called GRANTOR(S),
convey(s) to ELMER P. SANDY, an unmarried man, hereinafter
called GRANTEE(S), all that real property situated in the County
of KLAMATH, State of Oregon, described as:

Lot 24 and the E 1/2 of Lot 23, Block 2, RIVERVIEW ADDITION, in
the county of Klamath, State of Oregon.

Code 4 Map 3909-5CA Tax Lot 6100 Code 4 Map 3909-5CA Tax Lot
6200

"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
\$42,900.00.

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 24th day of February, 1994.

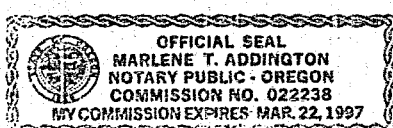
Ray M. Perry
RAY M. PERRY

Effie J. Perry
EFFIE J. PERRY

STATE OF OREGON, County of KLAMATH)ss.

On February 25, 1994, personally appeared the above named RAY M. PERRY
and EFFIE J. PERRY and acknowledged the foregoing instrument to
be their voluntary act and deed.

Before me: Marlene T. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1997



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Aspen Title Co
on this 2nd day of March A.D. 19 94
at 10:58 o'clock A M. and duly recorded
in Vol. M94 of Deeds Page 6541
By Evelyn Biehn County Clerk
By Pauline M. Mulholland Deputy

Fee, \$30.00