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04-27-94P03:45 RCV0

Valm94 Page 12630



WARRANTY DEED

#03041380
AFTER RECORDING RETURN TO:

MARY KATHLEEN SPIKER

3940 Bristol
Klamath Falls, OR 97603

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

HUTCHESON-VAN WINKLE CONSTRUCTION CO., an Oregon Corporation,
hereinafter called GRANTOR(S), convey(s) to MARY KATHLEEN
SPIKER, hereinafter called GRANTEE(S), all that real property
situated in the County of Klamath, State of Oregon, described
as:

Lot 9, SUMMERS PARK, in the County of Klamath, State of Oregon.

Code 41 Map 3909-10DA TL 7100

INITIALS
MKS
"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
\$65,000.00.

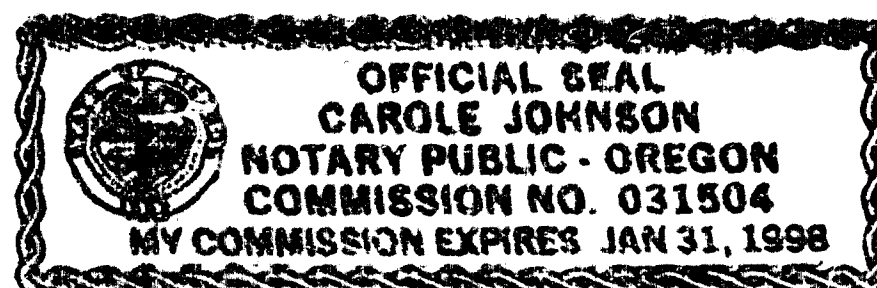
In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 26th day of April, 1994.

HUTCHESON-VAN WINKLE CONSTRUCTION CO.

BY [Signature] TITLE BY [Signature] TITLE

STATE OF OREGON)
County of Klamath) ss.



The foregoing instrument was acknowledged before me this 26th
day of April, 1994, by E.C. Hutcheson, President and Lee A. Van Winkle,
Vice-President and Secretary
HUTCHESON-VAN WINKLE CONSTRUCTION CO., an Oregon corporation,
on behalf of the corporation.

Before me: Carol Johnson
Notary Public for Oregon
Commission No. 031504
My commission expires: 1-31-98

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co
of April A.D., 19 94 at 3:45 o'clock P M., and duly recorded in Vol. M94
of Deeds on Page 12690

FEE \$35.00

Evelyn Biehn
By Dawn M. Mendenhall County Clerk

RECORDED
INDEXED
APR 27 1994
CLERK OF COUNTY OF KLAMATH
ASTORIA, OREGON