



38452

#01637846
WARRANTY DEED

Volume Page 25725

13009

AFTER RECORDING RETURN TO:
JACKIE JOAN GIFFORD
C/O P.O. BOX 7475
KLAMATH FALLS, OREGON 97602

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

MILES R. GIFFORD, hereinafter called GRANTOR, conveys to JACKIE
JOAN GIFFORD, hereinafter called GRANTEE, all that real property
situated in the County of Klamath, State of Oregon, described
as:

PARCEL 1:

A tract of land situated in the NE 1/4 NE 1/4 of Section 10,
Township 39 South, Range 9 East of the Willamette Meridian, in
the County of Klamath, State of Oregon, more particularly
described as follows:

Beginning at an iron pin which lies North 89 degrees 40' East a
distance of 30.0 feet, and North 1 degree 02' West a distance of
177.6 feet from the iron pin which marks the intersection of 4th
Avenue and 4th Street of Altamont Acres, which point of
intersection is also the Southwest corner of the NE 1/4 of NE
1/4 of Section 10, Township 39 South, Range 9 East of the
Willamette Meridian, and running thence North 89 degrees 40'
East a distance of 490.0 feet to an iron pin; thence North 1
degree 02' West a distance of 88.9 feet to an iron pin; thence
South 89 degrees 40' West a distance of 490.0 feet to an iron
pin; thence South 1 degree 02' East a distance of 88.9 feet more
or less to the point of beginning.

PARCEL 2:

A tract of land situated in the NE 1/4 NE 1/4 of Section 10,
Township 39 South, Range 9 East of the Willamette Meridian, in
the County of Klamath, State of Oregon, more particularly
described as follows:

Beginning at an iron pin which lies North 89 degrees 40' East a
distance of 30.0 feet, and North 1 degree 02' West a distance of
88.9 feet from the iron pin which marks the intersection of 4th
Avenue and 4th Street of Altamont Acres, which point of
intersection is also the Southwest corner of the NE 1/4 of NE
1/4 of Section 10, Township 39 South, Range 9 East of the
Willamette Meridian, and running thence North 89 degrees 40'
East a distance of 490.0 feet to an iron pin; thence North 1
degree 02' West a distance of 88.9 feet to an iron pin; thence
South 89 degrees 40' West a distance of 490.0 feet to an iron
pin; thence South 1 degree 02' East a distance of 88.9 feet more
or less, to the point of beginning.

CODE 41 MAP 3909-10A1 TO 1900

"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 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 LOVE AND
Continued on next page

13010

25796

WARRANTY DEED
PAGE 2

AFFECTION.

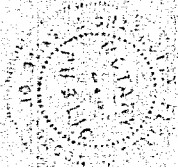
In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 3th day of December, 1991.

Miles R. Gifford
MILES R. GIFFORD

STATE OF OREGON, County of Klamath)ss.

On December 10, 1991, personally appeared the above named MILES R. GIFFORD and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Charlotte Hartz
Notary Public for Oregon
My Commission Expires September 20, 1993.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 10th day
of Dec. A.D. 19 91 at 3:42 o'clock P.M. and duly recorded in Vol. M91
of Deeds on Page 25795
Evelyn Blehn County Clerk
By Charlotte Hartz

FEE \$33.00

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title the 28 day
of April A.D. 19 94 at 1:27 o'clock P.M. and duly recorded in Vol. M94
of County Lien Pocket on Page 13008
EVELYN BLEHN County Clerk
By Annette Mueller

FEE 15.00

Pages 13009 & 13010 poor copies