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05-11-94P03:52 RCVD

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WARRANTY DEED

#03041654

AFTER RECORDING RETURN TO:

JOAN-MARIE MICHELSEN

MARY-KAY MICHELSEN

P.O. Box 5063  
Klamath Falls, OR 97601UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVEHELEN S. HIERONYMUS, hereinafter called GRANTOR(S), convey(s) to  
JOAN-MARIE MICHELSEN and MARY-KAY MICHELSEN, as tenants in  
common, hereinafter called GRANTEE(S), all that real property  
situated in the County of Klamath, State of Oregon, described  
as:Lot 9, Block 40, FIRST ADDITION TO THE CITY OF KLAMATH FALLS, in  
the County of Klamath, State of Oregon.

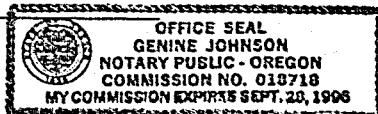
Code 1 Map 3809-32BA TL 13600

*msm*

"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  
\$69,900.00.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 11th day of May 1994.Helen S. Hieronymus  
HELEN S. HIERONYMUSJames A. Nichols Witness

STATE OF OREGON, County of Klamath)ss.

On this 11th day of May, 1994,Personally appeared the above named HELEN S. HIERONYMUS and  
acknowledged the foregoing instrument to be her voluntary act  
and deed; James A. Nichols was present and witnessed the signature and subscribed  
as witness hereto.Before me, Genine JohnsonNotary Public for Oregon 9/28/94My Commission Expires: 9/28/94

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 11th day  
of May A.D., 19 94 at 3:52 o'clock P.M., and duly recorded in Vol. M94,  
of Deeds on Page 14953.

FEE \$30.00

Evelyn Biehn \* County Clerk

By Pauline Mullenbaker