

05-25-94P02:34 RCVD
KLAMATH COUNTY TITLE COMPANY

Vol. m94 Page 16564

K-46606

STATUTORY WARRANTY DEED
(Individual or Corporation)

MABELLE E. PHILLIPS, TRUSTEE OF THE MABELLE E. PHILLIPS LIVING TRUST U.D.D. JANUARY 30, 1991
conveys and warrants to EDWARD R. SPIES AND JEANETTE M. SPIES, husband and wife, Grantor,
the following described real property in the County of KLAMATH and State of Oregon.

Lot 1 in Block 14 of THIRD ADDITION TO CYPRESS VILLA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT:

Subject to reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

***AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.**
(Here comply with the requirements of ORS 93.030*).

The true consideration for this conveyance is \$ 90,500.00

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 23rd day of May 19 94. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Mabelle E. Phillips Trustee
MABELLE E. PHILLIPS, TRUSTEE

STATE OF OREGON, County of Klamath)ss.
The foregoing instrument was acknowledged before me
this 23rd day of May 19 94
by Mabelle E. Phillips, Trustee

Debra Buckingham
Notary Public for Oregon
My commission expires: 12-19-96

After recording return to:
Mr. & Mrs. Edward R. Spies
5431 Sturdivant
Klamath Falls, Oregon 97603
NAME, ADDRESS, ZIP

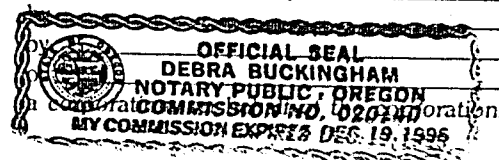
Until a change is requested all tax statements shall be sent to the following address:

Mr. & Mrs. Edward R. Spies
5431 Sturdivant Ave.
Klamath Falls, Oregon 97603

OTIC 508 NAME, ADDRESS, ZIP

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____)ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
and _____



Notary Public for Oregon
My _____

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Klamath County Title co
on this 25th day of May A.D., 19 94
at 2:34 o'clock P M. and duly recorded
in Vol. M94 of Deeds Page 16564.
By Evelyn Biehn County Clerk
By Debra Buckingham Deputy.

Fee, \$30.00