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06-01-94A11:26 RCVD

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## WARRANTY DEED

ATE #02041812

AFTER RECORDING RETURN TO:

MR. &amp; MRS. ROBERT THOMAS MARTIN, JR.

4709 Navion Rd.  
Petalus Heights, Ca 95624UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVE

HUGH A. BRANIFF, hereinafter called GRANTOR(S), convey(s) to  
ROBERT THOMAS MARTIN, JR. and LINDA L. MARTIN, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:

Lot 9, Block 302, DARROW ADDITION TO THE CITY OF KLAMATH FALLS,  
in the County of Klamath, State of Oregon.,

Code 1 Map 3809-33DA Tax Lot 14300

"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,

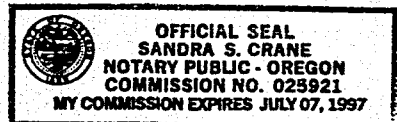
and will warrant and defend the same against all persons who may  
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is  
\$36,000.00.

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 31st day of May, 1994.

Hugh A. Braniff  
HUGH A. BRANIFF



STATE OF OREGON, County of Klamath \_\_\_\_\_) ss.

On May 31, 1994, personally appeared the above named HUGH A.  
BRANIFF and acknowledged the foregoing instrument to be his  
voluntary act and deed.

Before me: Sandra S. Crane  
Notary Public for Oregon  
My Commission Expires: 7/7/97

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 1st day  
of June A.D. 19 94 at 11:26 o'clock AM., and duly recorded in Vol. M94,  
of Deeds on Page 17234.

FEE \$30.00

Evelyn Biehn County Clerk

By Pauline Neelensore