



WARRANTY DEED

#03041814  
AFTER RECORDING RETURN TO:

HENRY W. LESTER  
KAREN D. LESTER  
3028 Altamont Dr.  
Klamath Falls, OR 97603

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

WILLIAM R. SMITH, TRUSTEE OF THE WILLIAM R. SMITH FAMILY TRUST  
DATED 5/8/91, hereinafter called GRANTOR(S), convey(s) to HENRY  
W. LESTER AND KAREN D. LESTER, HUSBAND AND WIFE, hereinafter  
called GRANTEE(S), all that real property situated in the County  
of Klamath, State of Oregon, described as:

AS PER EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A  
PART HEREOF.....

"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."

INITIAL  
WRS  
KDL

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  
\$18,000.00.

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

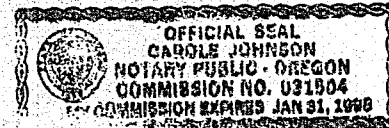
IN WITNESS WHEREOF, the grantor has executed this instrument  
this 15th day of June, 1994.

THE WILLIAM R. SMITH FAMILY TRUST DATED 5/8/91

BY William R. Smith, Trustee  
WILLIAM R. SMITH, TRUSTEE

William R. Smith  
WILLIAM R. SMITH, INDIVIDUALLY

STATE OF OREGON )  
County of Klamath ) ss.



The foregoing instrument was acknowledged before me this 15th  
day of June, 1994, by WILLIAM R. SMITH, INDIVIDUALLY AND AS  
TRUSTEE OF THE WILLIAM R. SMITH FAMILY TRUST DATED 5/8/91.

Before me: Carole Johnson  
Notary Public for Oregon  
My Commission Expires: 1-31-98

EXHIBIT "A"

19127

A tract of land situated in Lot 2, Block 1, THIRD ADDITION TO ALTAMONT ACRES, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the East line of said Lot 2, from which the Northeast corner of said Lot 2 bears North 00 degrees 13' 00" West 66.75 feet; thence North 89 degrees 12' 17" West 150.00 feet; thence North 00 degrees 13' 00" West 66.75 feet to a point on the North line of said Lot 2; thence North 89 degrees 12' 17" West 149.30 feet, more or less, to the Northwest corner of said Lot 2; thence South 00 degrees 12' 30" East 145.66 feet to the Southwest corner of said Lot 2; thence South 89 degrees 12' 17" East, along the South line of said Lot 2, 139.33 feet, more or less to a point from which the Southeast corner of said Lot 2 bears North 89 degrees 12' 17" West 160.00 feet; thence North 00 degrees 13' 00" West 62.81 feet; thence South 89 degrees 12' 17" East 160.00 feet to a point on the East line of said Lot 2; thence North 00 degrees 13' 00" West 16.00 feet to the point of beginning. Said tract shown as Parcel 2 of Minor Land Partition 42-83.

CODE 41 MAP 3909-10BA TL 400

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co  
of June A.D., 19 94 at 10:50 o'clock A M., and duly recorded in Vol. M94 day  
of Deeds on Page 19126

FEE \$35.00

Evelyn Biehn  
By Cauline M. Millard County Clerk

