



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01041915

AFTER RECORDING RETURN TO:

Marjorie H. Dugan

P.O. Box 1119Klamath Falls, OR 97601

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

DONNA J. ADAMS and DONALD F. ADAMS and JOYCE B. ADAMS,
hereinafter called GRANTOR(S), convey(s) to MARJORIE H. DUGAN,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

The N 1/2 of Lot 10 in Block 14, INDUSTRIAL ADDITION TO THE CITY
OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-33BD, Tax Lot 600

"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
\$25,000.00.

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 25th day of July, 1994.

X Donna J. Adams
DONNA J. ADAMS

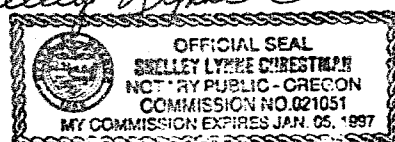
X Donald F. Adams
DONALD F. ADAMS

X Joyce B. Adams
JOYCE B. ADAMS

STATE OF OREGON, County of LANE) ss.

The foregoing instrument was acknowledged before me this 27TH
day of July, 1994, by DONNA J. ADAMS. Shelley Lynne Christman
NOTARIZED FOR DONNA J. ADAMS ONLY

Before me: July 27, 1994
Notary Public for LANE CO.
My Commission Expires: JAN 5, 97



STATE OF OREGON, County of LANE) ss.

The foregoing instrument was acknowledged before me this 5TH
day of July, 1994, by DONALD F. ADAMS and JOYCE B. ADAMS.

Before me: August
Notary Public for STATE OF WASHINGTON
My Commission Expires: 6-30-96

