



WARRANTY DEED

Aspen Title #05042656

AFTER RECORDING RETURN TO:
SAVADORE L. TORRES
ELISA Z. TORRES

2413 Union
Portland Oregon 97201

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

ALLIE M. BRAY hereinafter called GRANTOR(S), convey(s) to
SAVADORE L. TORRES AND ELISA Z. TORRES, HUSBAND AND WIFE
hereinafter called GRANTEE(S), all that real property situated
in the County of KLANATH, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN.....

"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, contracts and/or
liens for irrigation and/or drainage, and Trust Deed including
the terms and provisions thereof recorded

Grantee DOES NOT agree to assume and pay according to the terms
and provision contained therein.

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
\$50,000.00.

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 21st day of December 1994.

Allie M. Bray
ALLIE M. BRAY

STATE OF OREGON)
) ss.
County of Klamath)



The foregoing instrument was acknowledged before me this 29th
day of December, 1994, by Allie M. Bray.

Before me: Debora Buckingham
Notary Public for Oregon
My Commission Expires: 12-19-96

EXHIBIT "A"

Beginning at the Northeast corner of Tract 32, ALTAMONT SMALL FARMS, in the County of Klamath, State of Oregon; thence North 38 degrees 46' West along the Northern line of said tract 200 feet; thence South 0 degrees 11' West 452 feet, more or less, to the Northeast corner of the right of way of the Great Northern Railway as more particularly described in deed recorded in Book 95 at Page 273, Deed Records of Klamath County, Oregon; thence Southeast along the Northern line of said right of way 260 feet, more or less, to the Easterly boundary of Tract 31, Altamont Small Farms; thence along the Easterly boundary of said Tracts 31 and 32, North 0 degrees 11' East 610 feet, more or less, to the point of beginning, and being the Easterly 200 feet of that portion of Tracts 31 and 32 of Altamont Small Farms lying Northeast from the right of way of the Great Northern Railway.

EXCEPTING THEREFROM a strip of land 10 feet wide conveyed to Klamath County in Book 58 at Page 565, Deed Records of Klamath County, Oregon. ALSO EXCEPTING that portion lying within the USER A-3-F Lateral.

CODE 41 MAP 3909-15BE TL 100
CODE 24 MAP 3909-15BE TL 200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 30th day
of Dec A.D. 19 24 at 3:31 o'clock P.M. and duly recorded in Vol. M94
of Deeds on Page 39302

FEE \$35.00

Evelyn Biehn, County Clerk

By Robert M. Mulvane