



## WARRANTY DEED

Aspen Title #05042114

AFTER RECORDING RETURN TO:  
AL TOZER & SHELLEY TOZER  
DBA PACIFIC RIM INVESTMENTS  
1293 NW WALL ST., SUITE 1391  
BEND, OREGON 97701

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

ROY E. GOODING AND BARBARA GOODING, HUSBAND AND WIFE, hereinafter  
called GRANTOR(S), convey(s) to AL TOZER and SHELLEY D. TOZER,  
HUSBAND AND WIFE, DBA PACIFIC RIM INVESTMENTS hereinafter  
called GRANTEE(S), all that real property situated in the County  
of Klamath, State of Oregon, described as:

Lot 553, Block 120, MILLS ADDITION TO THE CITY OF KLAMATH FALLS,  
in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-3340 TAX LOT 17500

"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 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  
\$31,000.00.

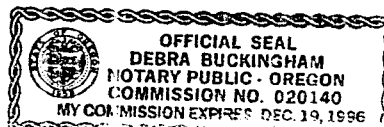
In construing this deed and where the context so requires, the  
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument  
this 29th day of December 1994.

Roy E. Gooding  
ROY E. GOODING

Barbara Gooding  
BARBARA GOODING

STATE OF OREGON )  
 ) ss.  
County of Klamath )



The foregoing instrument was acknowledged before me this 5th  
day of January, 1995, by Roy E. Gooding and  
Barbara Gooding.

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

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title the 11th day  
of Jan A.D. 19 95 at 3:32 o'clock P. M. and duly recorded in Vol. M95  
of Deeds on Page 853

Bernetha G. Letsch County Clerk

FEE \$30.00

By Debra Buckingham