



## WARRANTY DEED

ASPEN TITLE ESCROW NO. 01041631

AFTER RECORDING RETURN TO:  
Mr. and Mrs. Robert James McElley  
8950 Booth Road  
Klamath Falls, OR. 97603

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

BERNARD L. SIMONSEN and RHEA ELLEN SIMONSEN, husband and wife,  
hereinafter called GRANTOR(S), convey(s) to ROBERT JAMES Mc  
ELLEY and ELIZABETH I. Mc ELLEY, husband and wife, hereinafter  
called GRANTEE(S), all that real property situated in the County  
of Klamath, State of Oregon, described as:

Parcel 2 of Land Partition 65-93 situated in the NE 1/4 SE 1/4  
of Section 7, Township 39 South, Range 10 East of the Willamette  
Meridian, in the County of Klamath, State of Oregon.

Code 9, Map 3910-700, Tax Lot 102

*EM*  
*JM*  
"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  
\$430,000.00.

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 4th day of May, 1995.

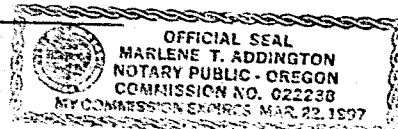
*Bernard L. Simonsen*  
BERNARD L. SIMONSEN

*Rhea Ellen Simonsen*  
RHEA ELLEN SIMONSEN

STATE OF OREGON, County of Klamath)ss.

On May 5, 1995, personally appeared Bernard L. Simonsen and  
Rhea Ellen Simonsen, and acknowledged the foregoing instrument  
to be their voluntary act and deed.

Before me: *Marlene T. Addington*  
Notary Public for Oregon  
My Commission Expires: March 22, 1997



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 10th day  
of May A.D., 19 95 at 11:02 o'clock A M., and duly recorded in Vol. M95  
of Deeds on Page 12074

FEE \$30.00

By *Bernetha G. Letsch* County Clerk