



## WARRANTY DEED

#03043136

AFTER RECORDING RETURN TO:

SHAWN P. BURKE  
DORENE L. BURKE  
4980 GATEWOOD DRIVE  
KLAMATH FALLS, OR 97603

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

WILLIAM H. BURPEE and WILMA JEAN BURPEE, husband and wife,  
hereinafter called GRANTOR(S), convey(s) to SHAWN P. BURKE and  
DORENE L. BURKE, husband and wife, hereinafter called  
GRANTEE(S), all that real property situated in the County of  
Klamath, State of Oregon, described as:

Lot 3, Block 4, Tract No. 1035, GATEWOOD, in the County of  
Klamath, State of Oregon.

Code 63 Map 3909-14AC TL 3600

"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  
\$90,500.00.

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

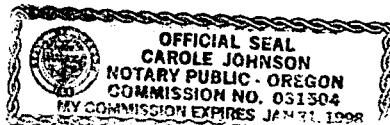
IN WITNESS WHEREOF, the grantor has executed this instrument  
this 22nd day of May, 1995.

William H. Burpee  
WILLIAM H. BURPEE

Wilma Jean Burpee  
WILMA JEAN BURPEE

STATE OF OREGON, County of Klamath/ss.

On this 24th day of May, 1995,



Personally appeared the above named WILLIAM H. BURPEE and WILMA  
JEAN BURPEE and acknowledged the foregoing instrument to be  
their voluntary act and deed.

Before me: Carole Johnson  
Notary Public for Oregon  
My Commission Expires: January 31, 1998

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 31st day  
of May A.D., 1995 at 10:34 o'clock A M., and duly recorded in Vol. M95  
of Deeds on Page 14274.

FEE \$30.00

Bernetha G. Letsch, County Clerk  
By Annette Mueller