



WARRANTY DEED

ASPEN TITLE #05043322

AFTER RECORDING RETURN TO:
MARY E. WOODARD
2021 EBERLEIN AVE.
KLAMATH FALLS, OREGON 97601

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

WILLIAM H. ALFORD AND WANDA M. ALFORD, HUSBAND AND WIFE
hereinafter called GRANTOR(S), convey(s) to MARY E. WOODARD
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:

Lot 3, Block 13, FAIRVIEW ADDITION NO. 2, in the County of Klamath
State of Oregon.

CODE 1 MAP 3809-29CA TAX LOT 9700

"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
\$39,000.00.

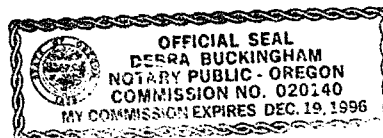
In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 6TH day of JUNE 1995.

William H. Alford
WILLIAM H. ALFORD

Wanda M. Alford
WANDA M. ALFORD

STATE OF OREGON)
County of Klamath) ss.



The foregoing instrument was acknowledged before me this 7th day
of June, 1995, by WILLIAM H. ALFORD AND WANDA M. ALFORD.

Before me: Debra B. Shain
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 & Escrow the 14th day
of June A.D., 19 95 at 10:42 o'clock A M., and duly recorded in Vol. M95,
of Deeds on Page 15633

FEE \$30.00

Bernetha G. Letson, County Clerk
By Imelda Shultz