

ON

Vol. M95 Page 17631
 MTC 1396-7550
 KNOW ALL MEN BY THESE PRESENTS, That I, SEAN LEE WISE

have made, constituted and appointed, and by these presents do hereby make, constitute and appoint DEBORAH ANN WISE my true and lawful attorney for me and in my name, place and stead, and for my use and benefit to sell and convey to any party or parties at such price or prices and upon such terms as shall seem meet, all or any portion of the following described real property situate, lying and being in the county of KLAMATH in the state of OREGON and more particularly described, as follows, to-wit:

LOT 13 BLOCK 3 TRACT 1085 COUNTRY GREEN

with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

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

Dated July 7, 1995.

Sean Lee Wise
 Sean Lee Wise

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on July 7, 1995,
Sean Lee Wise



Marjorie A. Stuart
 Notary Public for Oregon
 My commission expires 12/20/98

POWER OF ATTORNEY

SEAN LEE WISE

TO

DEBORAH ANN WISE

AFTER RECORDING RETURN TO

MR & MRS WISE

4535 BELL DR

KLAMATH FALLS OR 97603

NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

Fee \$10.00

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 7th day of July, 1995, at 1:24 o'clock P.M., and recorded in book/reel/volume No. M95 on page 17631 or as document/fee/file/instrument/microfilm No. 2510.
 Record of Deeds of said County.

Witness my hand and seal of County affixed.
Bernetha G. Letsch, County Clerk
 NAME TITLE

By Annette Macello Deputy