

3397

07-26-95P03:34 RCVD



STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

WARRANTY
Deed

Aspen Title Company
on this 26th day of July A.D. 19 95
at 3:34 o'clock P. M. and duly recorded
in Vol. M95 of Deeds Page 19469
Bernetha G. Letsch, County Clerk
By Arnette Mueller Deputy.

Fee, \$30.00

#03043443
AFTER RECORDING RETURN TO:

LARRY A. THOMAS
3702 SW 1DA ST.
SEATTLE, WA 98126

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

DON FRYE CONSTRUCTION INC., hereinafter called GRANTOR(S),
convey(s) to LARRY A. THOMAS, a single man, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 3, Block 3, Tract 1152, NORTH HILLS IN THE CITY OF KLAMATH
FALLS, in the County of Klamath, State of Oregon.

Code 63 Map 3809-35AD TL 1900

"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
\$173,000.00.

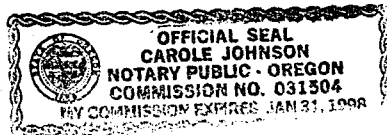
In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 21st day of July, 1995.

DON FRYE CONSTRUCTION INC.

BY: David L. Dye TITLE

STATE OF OREGON)
) ss.
County of Klamath)



The foregoing instrument was acknowledged before me this 21st
day of July, 1995 by DON FRYE of DON FRYE CONSTRUCTION INC.,
an Oregon corporation, on behalf of the corporation.

Before me: Carole Johnson
Notary Public for Oregon
My commission expires: 1-31-98