



WARRANTY DEED

#03043506

AFTER RECORDING RETURN TO:

JIMMY R. RUSSELL
 FLORENA J. RUSSELL
 11818 W. HENRY MILLER AVENUE
 DOS PALOS, CA 93620

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

WILLIAM MICHAEL ELLIOTT and MARY CATHERINE ELLIOTT, husband and wife, hereinafter called GRANTOR(S), convey(s) to JIMMY R. RUSSELL and FLORENA J. RUSSELL, 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 37, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, in the County of Klamath, State of Oregon.

Code 219 map 3811-5D0 TL 500

"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 \$6,500.00.

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 18th day of July, 1995.

William Michael Elliott
 WILLIAM MICHAEL ELLIOTT

Mary Catherine Elliott
 MARY CATHERINE ELLIOTT

STATE OF WASHINGTON

County of Thurston

On July 31, 1995, WILLIAM MICHAEL ELLIOTT and MARY CATHERINE ELLIOTT personally appeared before me,

X who is personally known to me

_____ whose identity I proved on the basis of _____

_____ whose identity I proved on the oath/affirmation of _____ a credible witness

to be the signer of the above document, and he/she acknowledged that he/she signed it.

Charmayne S. Frost
 Notary Public for Washington

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My Commission Expires: 9-24-98

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 14th day
of August A.D., 19 95 at 3:44 o'clock P. M., and duly recorded in Vol. M95,
of Deeds on Page 21596.

By Bernetha G. Letsch, County Clerk
Annette Mueller

FEE \$35.00