



WARRANTY DEED

ASPEN TITLE #01043433

AFTER RECORDING RETURN TO:
 LOUIS & PENNIE FAULKNER
 P.O. BOX 28
 SPRAGUE RIVER, OREGON 97639

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

ROBERT A. RAILTON and BILLIE S. RAILTON, husband and wife,
 hereinafter called GRANTOR(S), convey(s) to LOUIS FAULKNER and
 PENNIE FAULKNER, husband and wife, hereinafter called
 GRANTEE(S), all that real property situated in the County of
 Klamath, State of Oregon, described as:

Lot 17, Block 3, FIRST ADDITION TO NIMROD RIVER PARK, in the
 County of Klamath, State of Oregon.

CODE 10 MAP 3611-7B0 TAX LOT 6400

PS. 7
 Jd
 PS. 7
 "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
 \$20,000.00.

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 11th day of August, 1995.

Robert A. Railton
 ROBERT A. RAILTON

Billie S. Railton
 BILLIE S. RAILTON

STATE OF OREGON

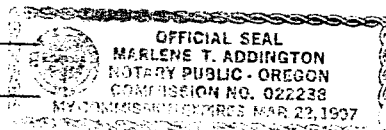
County of KLAMATH

On August 16, 1995, ROBERT A. RAILTON AND BILLIE S. RAILTON
 personally appeared before me,

who is personally known to me
☒ whose identity I proved on the basis of OR. Drivers Licenses
☐ whose identity I proved on the oath/affirmation of

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

Marlene T. Addington
 Notary Public for OREGON
 My Commission Expires: 3-22-97



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 16th day
of August A.D., 19 95 at 3:36 o'clock P M., and duly recorded in Vol. M95,
of Deeds on Page 21824.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Annette Mueller