

MTC 35935 HF

WARRANTY DEED

LESLIE ROBERT MARTIN and DONNA MARIE MARTIN,
Grantor(s) hereby grant, bargain, sell and convey to
ROBERT GEORGE ROSS and JANAY MAE PURVIS, husband and wife,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:

Lot 2 in Block 2 of TRACT 1182, GREEN KNOLL ESTATES, according to the
official plat therof on file in the office of the County Clerk of Klamath
County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is \$ 200,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , 1764 ALISA LANE KLAMATH FALLS OR 97603

Dated this 16th day of August, 1995

Leslie Robert Martin
LESLIE ROBERT MARTIN

Donna Marie Martin
DONNA MARIE MARTIN

NOTARY ACKNOWLEDGEMENT

STATE OF Massachusetts SS. August 16th 1995
COUNTY OF Berkshire

Personally appeared the above named LESLIE ROBERT MARTIN & DONNA MARIE MARTIN
and acknowledged the foregoing instrument to be a voluntary act.

Before me:

Sandra P. Busby

Notary Public for _____

My commission expires _____

By Commission Expires Dec. 8, 1996

Return to:

ROBERT GEORGE ROSS

1764 ALISA LANE

Klamath Falls, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 21st day
of Aug A.D., 19 95 at 3:51 o'clock P M., and duly recorded in Vol. M95
of _____ Deeds _____ on Page 22432.

FEE \$30.00

Bernetha G. Letsch, County Clerk
By Annette Mueller