

MTC35905MS

WARRANTY DEED Vol M95 Page 1

DALE M. ADRIAN and JANETTA A. ADRIAN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to
ERIN E. ROGERS,
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 18, BLOCK 2 OF FIRST ADDITION TO KELENE GARDENS, ACCORDING TO THE
OFFICIAL PLAT THEREOF 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 \$ 64,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3905 BARTLETT AVENUE, KLAMATH FALLS, OR 97603

Dated this 11 day of Sept, 1995.

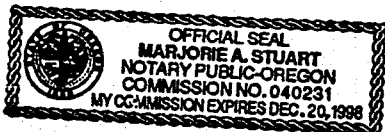
[Signature]
DALE M. ADRIAN

[Signature]
JANETTA A. ADRIAN

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. September 11 19 95
COUNTY OF Klamath

Personally appeared the above named Dale M. Adrian and Janetta A. Adrian
and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Return to:
ERIN E. ROGERS
3905 BARTLETT AVENUE
KLAMATH FALLS, OR 97603

Before me:

[Signature]
Notary Public for Oregon

My commission expires 12-20-98

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 12th day
of Sept A.D., 19 95 at 11:16 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 24619

FEE \$30.00

[Signature]
Bernetha G. Latsch, County Clerk