

KLAMATH COUNTY TITLE COMPANY

K-48538

STATUTORY WARRANTY DEED (Individual or Corporation)

JIM DWYER

conveys and warrants to JOHN ROGER WELBURN . Grantor.the following described real property in the County of KLAMATH and State of Oregon. . Grantee.

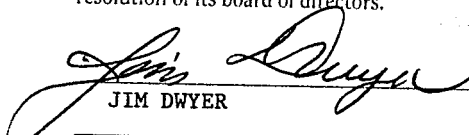
The E½NE¼ of Section 36, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 25,000.00 (Here comply with the requirements of ORS 93.030*).

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.

DATED this 10th day of October 1995. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

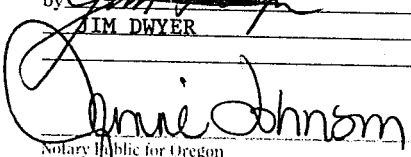


JIM DWYER

STATE OF OREGON, County of Klamath ss.

The foregoing instrument was acknowledged before me this 10th day of October 19 95

by Jim Dwyer
JIM DWYER



Notary Public for Oregon

My commission expires: September 28, 1996

After recording return to:

JOHN ROGER WELBURN
P.O. Box 505
Talent, OR 97540

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

JOHN ROGER WELBURN
P.O. BOX 505
TALENT, OR 97540

NAME, ADDRESS, ZIP

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____ ss.

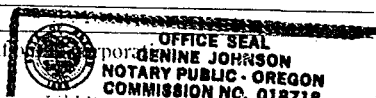
The foregoing instrument was acknowledged before me this _____ day of _____ 19 _____

by _____ and

by _____

of _____

a corporation, on behalf of _____



STATE OF OREGON,
County of Klamath

ss.

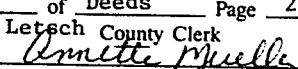
Filed for record at request of:

Klamath County Title Company

on this 10th day of October A.D., 19 95
at 3:36 o'clock P M. and duly recorded
in Vol. M95 of Deeds Page 27321

Bernetha G. Letch County Clerk

By



Deputy.

Fee, \$30.00