

WARRANTY DEED

ASPEN TITLE #05043913

AFTER RECORDING RETURN TO: PAUL W. JONES, JR.

CONNIE JONES

La Commercia

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

WILLIAM GUY FOSTER, III hereinafter called GRANTOR(S), convey(s) to PAUL W. JONES, JR. AND CONNIE JONES, HUSBAND AND WIFE hereinafter called GRANTEE(S), all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 2A and 2B, Block 5, RAILROAD ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-33BB TAX LOT 7300

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND 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 \$4,000.00.

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 31ST day of OCTOBER 1995.

WILLIAM GUY FOSTER, III

OREGUN STATE OF CALIFORNIA County of Lamal OFFICIAL SEAL
DEBRA BUCKINGHAM
NOTARY PUBLIC - OREGON
COMMISSION NO. 020140
MY COMMISSION EXPIRES DEC. 19, 1998

On 11-10-95, 1995, WILLIAM GUY FOSTER, III personally appeared before me,

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.

CALIFORNIA Notary Public My Commission Expires: _

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protest in STATE OF OREGON: COUNTY OF KLAMATH: ss.

STATE OF OREGON: COUNTY OF KLAWATTI.	the 16th day
Filed for record at request of Aspen Title & Escrow  Aspen Title & Escrow	recorded in Vol. M95
	G. Letsch, County Clerk
By annette	njuelle
FEE \$35.00	1

Refugii (1981) Ann (1984 - 1985) Regional (1986) Reference (1986) Effect (1986) Re And the marker (ed. Ebat. granted in the marker of the second of the sec

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/ TITLE & ESCROW, INC. (

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