

WARRANTY DEED

MTC 36802KR

WALTER R. FERRELL and STELLA M. FERRELL, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey
GEORGE M. TUCKER and ILA A. TUCKER, 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:

The South 46.8 feet of Lots 14, 15, 16, 17 and 18, Block 6, ST. FRANCIS
PARK, 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 \$ 45,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , 2407 Gettle St., Klamath Falls, OR 97603

Dated this 27th day of November 1995

Walter R. Ferrell
WALTER R. FERRELL

Stella M. Ferrell
STELLA M. FERRELL

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon
COUNTY OF Klamath SS. 11/27 19 95

Personally appeared the above named

Walter R. Ferrell & Stella M. Ferrell

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Kristi L. Redd

Notary Public for OREGON

My commission expires 11/18/99

(seal)

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title Company

on this 27th day of November A.D., 19 95
at 3:46 o'clock PM. and duly recorded
in Vol. M95 of Deeds Page 32303.

Bernetha G. Letsch County Clerk

By Annette Mueller

Deputy.

Fee, \$30.00

Return to:

GEORGE M. TUCKER
2407 Gettle Street
Klamath Falls, OR 97603