

11-27-95P03:53 RCVD

TITLE NO. 43966  
 ESCROW NO. EU95-E0792  
 TAX ACCT. NO. 51

WARRANTY DEED -- STATUTORY FORM  
 (INDIVIDUAL or CORPORATION)

KRIS TURMON WHO ACQUIRED TITLE AS I. KRISTINE WEBB, Grantor,

conveys and warrants to

BYRON WERNER and DONNA J. WERNER, husband and wife, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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.

Encumbrances: Covenants, conditions, restrictions and easements of record

The true consideration for this conveyance is \$11,000.00 (Here comply with the requirements of ORS 93.030\*).

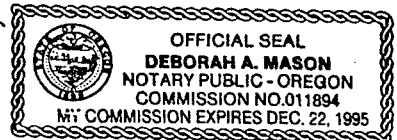
Dated this 13<sup>th</sup> day of NOV., 1995, if a corporate grantor, it has caused its name to be signed by order of its board of directors.

Kris Turmon  
 KRIS TURMON

STATE OF OREGON, County of Deschutes, ss.

This instrument was acknowledged before me on 11-13, 1995, by KRIS TURMON

Deborah A. Mason  
 Notary Public for Oregon  
 My commission expires: 12-22-95



KRIS TURMON

GRANTOR'S NAME AND ADDRESS

BYRON WERNER

85820 PKWY. ROAD

PLEASANT HILL, OR 97455

GRANTEE'S NAME AND ADDRESS

Until a change is requested  
 all tax statements shall be  
 sent to the following address:  
 \*\*\* SAME AS GRANTEE \*\*\*

After recording return to:  
 EVERGREEN LAND TITLE COMPANY OF OREGON  
 1570 MOHAWK BLVD  
 SPRINGFIELD, OR 97477

## EXHIBIT "A"

Lot 7, Block 4, CRES-DEL ACRES SECOND ADDITION, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM the following portion of said Lot 7, Block 4, CRES-DEL ACRES SECOND ADDITION:

Beginning at the Northwest corner of said Lot 7; thence South along the West boundary line of said Lot 7, 172.78 feet, more or less, to the Southwest corner of said Lot 7; thence East along the South boundary line of said Lot 7, 60 feet; thence North 172.78 feet, more or less, to a point on the North boundary line of said Lot 7, which is 60 feet East of the Northwest corner of said Lot 7; thence West along the North boundary line of said Lot 7, 60 feet to the point of beginning.

CODE 51 MAP 2407-7BO TL 10500

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 27th day  
of November A.D., 19 95 at 3:53 o'clock P. M., and duly recorded in Vol. M95  
of Deeds on Page 32316.

FEE \$35.00

Bernetha G. Letsch, County Clerk  
By Annette Mueller