

'95 DEC 11 P3:53



WARRANTY DEED

#01043381

AFTER RECORDING RETURN TO:
 ERA NICHOLSON & ASSOCIATES INC.
 124 NORTH 4TH STREET
 KLAMATH FALLS, OR 97601

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

DAVID E. MORROW and TAMMY R. MORROW, husband and wife,
 hereinafter called GRANTOR(S), convey(s) to ERA NICHOLSON &
 ASSOCIATES INC. hereinafter called GRANTEE(S), all that real
 property situated in the County of Klamath, State of Oregon,
 described as:

Lots 13 and 14, Block 6, CHILOQUIN DRIVE ADDITION, in the City
 of Chiloquin, in the County of Klamath, State of Oregon.

Code 12 Map 3507-3AA TL 5800

"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 30.390."

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 Trust Deed recorded
 in Book M-94 at page 20897, which Grantee herein hereby assumes
 and agrees to pay, 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
 \$49,500.00.

In construing this deed and where the context so requires, the
 singular includes the plural.

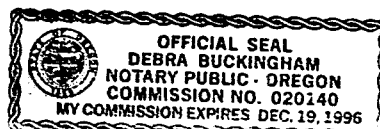
IN WITNESS WHEREOF, the grantor has executed this instrument
 this 20th day of July, 1995.

David E. Morrow
 DAVID E. MORROW

Tammy R. Morrow
 TAMMY R. MORROW

STATE OF OREGON

County of Klamath



On July 20, 1995, DAVID E. MORROW AND TAMMY R. MORROW personally
 appeared before me,

____ who is personally known to me

X whose identity I proved on the basis of MD

____ 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.

Debra Buckingham

Continued on next page

33553

WARRANTY DEED
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Notary Public for Oregon
My Commission Expires: 12-19-96

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 11 day
of Dec. A.D., 19 95 at 3:53 o'clock P. M., and duly recorded in Vol. M95
of Deeds on Page 33772.
By Bernetha G. Letsch, County Clerk
FEE \$35.00

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of my office, this 11th day of December, 1995.

THE FEE AND COSTS OF THIS INSTRUMENT ARE PAID BY THE PARTY REQUESTING RECORDATION.

BEFORE ME, the undersigned authority, on this day personally appeared DAVID L. MOKSON and LARA W. MOKSON, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 11th day of December, 1995.

WITNESSES my hand and the seal of my office this 11th day of December, 1995.

DAVID L. MOKSON and LARA W. MOKSON, husband and wife, of the County of Klamath, State of Oregon, do hereby certify that the foregoing is a true and correct copy of the original instrument as the same appears from the records of the County of Klamath, State of Oregon.

WITNESSES my hand and the seal of my office this 11th day of December, 1995.

DAVID L. MOKSON and LARA W. MOKSON, husband and wife, of the County of Klamath, State of Oregon, do hereby certify that the foregoing is a true and correct copy of the original instrument as the same appears from the records of the County of Klamath, State of Oregon.

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