

MTC 36807HF

WARRANTY DEED

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RAYMOND E. HOBBS and DRUCELEIA C. HOBBS,
Grantor(s) hereby grant, bargain, sell and convey to
STEPHEN JOACHIM and HEATHER L. JOACHIM, 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:

Lot 8 in Block 18 of SECOND ADDITION TO KLAMATH RIVER ACRES, 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 \$ 15,950.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 9506 Ben Keras Rd Klamath Falls OR 97601

Dated this 15 day of January 15, 19 96

Raymond E. Hobbs
RAYMOND E. HOBBS

Druceleia C. Hobbs
DRUCELEIA C. HOBBS

NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

SS. January 15 19 96

COUNTY OF KLAMATH

Personally appeared the above named RAYMOND E. HOBBS AND DRUCELEIA C.

HOBBS***

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Helen M. Fink

Notary Public for Oregon

My commission expires April 20, 1996

(seal)

Return to:

STEPHEN JOACHIM

9506 Ben Keras Rd
Klamath Falls, OR 97601

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Mountain Title Co
on this 29th day of Jan A.D. 19 96
at 11:02 o'clock A M. and duly recorded
in Vol. M96 of Deeds Page 2409
Bernetha G. Letsch County Clerk

By [Signature] Deputy.

Fee, \$30.00