

WARRANTY DEED

W.D. **DUNKIN** and *V.M.* **DUNKIN**, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to
THOMAS S. MOORE AND ALICE H. MOORE, 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 10, Block 4, WEST CHILOQUIN ADDITION, 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 \$ 9,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 13546 S.E. MARKET ST., PORTLAND, OR 97233

Dated this 9th day of FEBRUARY, 1996

William L. Dunkin
WILLIAM L. ~~DUNCAN~~ DUNKIN

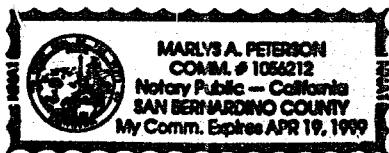
Virginia M. Dunkin
VIRGINIA ~~DUNCAN~~ DUNKIN

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA SS. FEBRUARY 9 19 96
COUNTY OF SAN BERNARDINO

Personally appeared the above named WILLIAM L. DUNKIN &
VIRGINIA M. DUNKIN

and acknowledged the foregoing instrument to be THEIR voluntary act.



(seal)

Before me:

Marilyn A. Peterson
Notary Public for STATE OF CALIFORNIA
My commission expires APRIL 19, 1999

Return to:

THOMAS S. MOORE
13546 S.E. MARKET ST.
PORTLAND, OR 97233

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title Company
on this 22nd day of February A.D., 19 96
at 11:41 o'clock A M. and duly recorded
in Vol. M96 of Deeds Page 4867.
Bernetha G Letsch County Clerk
By *Cheryl Russell*
Fee, \$30.00 Deputy.