



KLAMATH COUNTY TITLE COMPANY

K-48981-S STATUTORY WARRANTY DEED (Individual or Corporation)

GEORGE W. SHELLABARGER AND BETTY ANN SHELLABARGER

conveys and warrants to DAVID A. BEAM AND ALTHEA M. BEAM, HUSBAND AND WIFE

the following described real property in the County of KLAMATH and State of Oregon.

Lot 1 in Block 10, Chiloquin Drive Addition to the City of Chiloquin,
according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 41,500.00 (Here comply with the requirements of ORS 93.030*).

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.

DATED this 19 day of March 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

George W. Shellabarger
GEORGE W. SHELLABARGER

Betty Ann Shellabarger
BETTY ANN SHELLABARGER

STATE OF OREGON, County of Klamath ss.

The foregoing instrument was acknowledged before me
this 20th day of March 19 96
by George W. Shellabarger and Betty Ann
Shellabarger

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and _____

Sue Nova
Notary Public for Oregon
My commission expires: June 8, 1999



_____ on behalf of the corporation.

STATE OF OREGON.
County of Klamath ss.

After recording return to:
DAVID A. AND ALTHEA BEAM
P O Box 1221
Chiloquin OR 97624

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

Same

Filed for record at request of:

Klamath County Title Company

on this 25th day of March A.D., 19 96
at 2:57 o'clock PM. and duly recorded in
Vol. M96 of Deeds Page 8162

Bernetha G Letsch, County Clerk

By Cheryl [Signature] Deputy.

Fee, \$30.00

NAME, ADDRESS, ZIP