



WARRANTY DEED

#04044231  
AFTER RECORDING RETURN TO:

ISMAEL HERNANDEZ  
MARIA HERNANDEZ  
P.O. BOX 217  
MALIN, OR 97631

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

BETTY L. TURNER, hereinafter called GRANTOR(S), convey(s) to  
ISMAEL HERNANDEZ and MARIA HERNANDEZ, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:  
THIS WARRANTY IS BEING RE-RECORDED TO CORRECT GRANTEE'S NAME.  
SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY  
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH  
HEREIN.....

*1H  
m.d.*

"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."

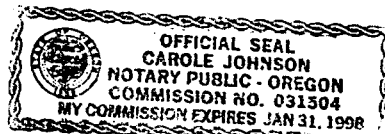
and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except covenants, conditions,  
restrictions, reservations, rights, rights of way and easements  
of record, if any, and apparent upon the land, and will warrant  
and defend the same against all persons who may lawfully claim  
the same, except as shown above.

The true and actual consideration for this transfer is  
\$45,000.00.

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 23rd day of February, 1996.

Betty L. Turner  
BETTY L. TURNER



STATE OF OREGON, County of Klamath)ss.

On this 23rd day of February, 1996,

Personally appeared the above named BETTY L. TURNER and  
acknowledged the foregoing instrument to be her voluntary act  
and deed.

Before me: Carole Johnson  
Notary Public for Oregon  
My Commission Expires: January 31, 1998

## EXHIBIT "A"

A tract of land situated in the SW 1/4 NW 1/4 of Section 15, Township 41 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 1/2 inch iron pin located South 00 degrees 14' 00" West (South by DV M-73/3475) 30.00 feet and South 89 degrees 46' 00" East (East by DV M-73/3475) 237.59 feet from the Northwest corner of the SW 1/4 NW 1/4 of said Section 15; thence continuing South 89 degrees 46' 00" East 110.00 feet to an iron pin; thence South 00 degrees 14' 00" West 100.00 feet to an iron pin; thence North 89 degrees 46' 00" West 110.00 feet to an iron pin; thence North 00 degrees 14' 00" East 100.00 feet to the point of beginning.

CODE 13 MAP 4112-15BC TL 2400

Unofficial Copy

AGENT INK

156653 I.D. TAG NO.

OREGON DEPARTMENT OF HUMAN RESOURCES HEALTH DIVISION CENTER FOR HEALTH STATISTICS CERTIFICATE OF DEATH

5247-A 9692

Main body of the death certificate form containing fields for decedent information, residence, cause of death, and certifier details.

12-13-93

DECEASED

PARENTS

DISPOSITION

REGISTRAR

CERTIFIER

CAUSE OF DEATH

ORIGINAL - VITAL STATISTICS COPY

45-2 Rev 7/91

THIS IS A TRUE AND EXACT REPRODUCTION OF THE DOCUMENT OFFICIALLY REGISTERED AT THE OFFICE OF THE JACKSON COUNTY REGISTRAR

DATE ISSUED: DEC 13 1993

Henry Collins, Jr. COUNTY REGISTRAR

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title the 27th day of Feb 19 96 at 11:45 o'clock A.M., and duly recorded in Vol. M96 Deeds on Page 5246

FEE \$4

Berntha G. Letsch, County Clerk

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 5th day of April A.D., 19 96 at 3:49 o'clock P.M., and duly recorded in Vol. M96 Deeds on Page 9690

FEE \$15.00

Re-Recorded To Correct Grantee's Name. By Berntha G. Letsch, County Clerk