

'96 APR -8 11:05



WARRANTY DEED

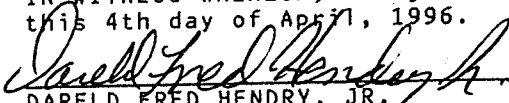
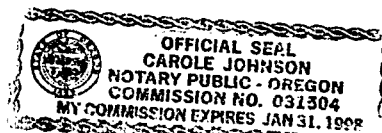
ASPEN TITLE ESCROW NO. 03044337

AFTER RECORDING RETURN TO:
MICHAEL G. ZAKOUR5359 KNIGHTWOOD DR
KLAMATH FALLS, OR 97603UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEDARELD FRED HENDRY, JR., hereinafter called GRANTOR(S),
convey(s) to MICHAEL G. ZAKOUR, hereinafter called GRANTEE(S),
all that real property situated in the County of Klamath, State
of Oregon, described as:Lot 23, Block 9, Tract No. 1064, FIRST ADDITION TO GATEWOOD, in
the County of Klamath, State of Oregon.

Code 64 Map 3909-14DB TL 4000

"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
\$97,500.00.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 4th day of April, 1996.

DARELD FRED HENDRY, JR.


STATE OF OREGON, County of Klamath)ss.

On April 4, 1996, personally appeared the above named DARELD
FRED HENDRY, JR. and acknowledged the foregoing instrument to
be his voluntary act and deed.

Before me:

Notary Public for Oregon

My Commission Expires: January 31, 1998

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Aspen Title
on this 8th day of April A.D. 19 96
at 11:05 o'clock A. M. and duly recorded
in Vol. M96 of Deeds Page 9756
Bernetha G. Letsch County Clerk
By Cheryl Russell Deputy.
Fee, \$30.00