



STATE OF OREGON.
WARRANTY DEED County of Klamath ss.

Filed for record at request of:

#03044530
AFTER RECORDING RETURN TO:

ERIC S. BAUNACH
P.O. BOX 5242
KLAMATH FALLS, OR 97601

Aspen Title
on this 30th day of April A.D. 19 96
at 3:49 o'clock P M. and duly recorded
in Vol. M96 of Deeds Page 12149.
Bernetha G. Letsch, County Clerk
By Carole Johnson Deputy.

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS: Fee. \$30.00
SAME AS ABOVE

DIANA CHAULET, hereinafter called GRANTOR(S), convey(s) to ERIC
S. BAUNACH, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

The Westerly 44 feet of Lots 7 and 8, Block 16, FAIRVIEW
ADDITION NO. 2 TO THE CITY OF KLAMATH FALLS, in the County of
Klamath, State of Oregon.

Code 1 Map 3809-29CA TL 13200

"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 Trust Deed
recorded in Book M-93 at page 3878, which Grantee herein does
not assume nor agree to pay, and will warrant and defend the
same against all persons who may lawfully claim the same,
except as shown above.

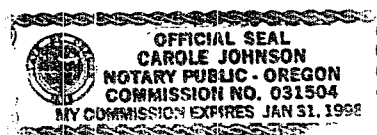
The true and actual consideration for this transfer is
\$30,000.00.

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 18th day of April, 1996.

Diana Chaulet
DIANA CHAULET

STATE OF OREGON)
) ss.
County of Klamath)



The foregoing instrument was acknowledged before me this 18th
day of April, 1996, by DIANA CHAULET.

Before me: Carole Johnson
Notary Public for Oregon
My Commission Expires: 1-31-98

96 APR 30 P 3:49