

18417

WARRANTY DEED

Vol. 1996 Page 14633

MTC38089 HF

ROY EDGAR SHIFFER, JR. and ELLA S. JENNINGS,
 Grantor(s) hereby grant, bargain, sell and convey to:
 ROY EDGAR SHIFFER, JR. and LINDA MERLE SHIFFER, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 \$.to change vesting.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 5009 ALTAMONT, KLAMATH FALLS, OR 97603

Dated this 15th day of May, 1996

Roy Edgar Shiffer Jr.
 ROY EDGAR SHIFFER, JR.

Ella S. Jennings
 ELLA S. JENNINGS

NOTARY ACKNOWLEDGEMENT

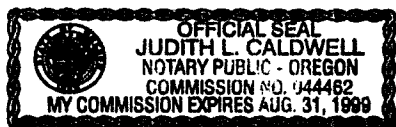
STATE OF OREGON

COUNTY OF Klamath

SS. MAY 15 19 96

Personally appeared the above named ROY EDGAR SHIFFER JR
AND ELLA S JENNINGS

and acknowledged the foregoing instrument to be THEIR voluntary act.



Before me:

Judith L. Caldwell
 Notary Public for OREGON

My commission expires 8-31-99

(seal)

ESCROW NO. MT38089-HF

Return to:

ROY EDGAR SHIFFER, JR.
 5009 ALTAMONT
 KLAMATH FALLS, OR 97603

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EXHIBIT "A"
LEGAL DESCRIPTION

A portion of TRACT NO. 33 of ALTAMONT SMALL FARMS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwestern corner of Tract No. 33 of Altamont Small Farms, and running thence South 88 degrees 46' East along the Northerly boundary of said tract 107.0 feet; thence South 0 degrees 11' West 200.0 feet, more or less, to a point in the Southerly boundary of said tract; thence North 88 degrees 46' West 107.0 feet to the Southwest corner of said tract; thence North 0 degrees 11' East along the Westerly boundary of said tract 200.00 feet, more or less to the point of beginning.

EXCEPTING from this description a strip of land 10 feet wide East and West off the West side of above land, deeded to the State for Highway purposes.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 20th day
of May A.D., 19 96 at 3:56 o'clock P M., and duly recorded in Vol. M96,
of Deeds on Page 14633.

FEE \$35.00

By Bernetha G. Letsch, County Clerk