

20753


KLAMATH COUNTY TITLE COMPANY of m96 Page **19689**
STATUTORY WARRANTY DEED
 (Individual or Corporation)

K-49380-S

SCOTT A. UNDERWOOD AND SANDRA M. UNDERWOOD

 conveys and warrants to ALAN DALE NAGEL AND PAMELA JUNE NAGEL, HUSBAND AND WIFE

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

The Northeastly 16 feet of Lot 8 and all of Lot 9 in Block 6 of First Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with the portion of vacated Rose Street as shown in Ordinance of City of Klamath Falls, Oregon, recorded in Book 88 page 521, Deed records of Klamath County, Oregon.

EXCEPTING THEREFROM that portion conveyed to the City of Klamath Falls for street purposes as described in Deed recorded in Book 79 at page 128, Deed records 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 \$ Contract fulfillment (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 27th day of June 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

SCOTT A. UNDERWOOD
SANDRA M. UNDERWOOD
CORPORATE ACKNOWLEDGEMENT

 STATE OF OREGON, County of Klamath) ss. STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this 27th day of June 19 96 by SCOTT A. UNDERWOOD AND SANDRA M. UNDERWOOD and

by _____ of _____ a corporation, on behalf of the corporation.

 Notary Public for Oregon
 My commission expires:

June 8, 1999

After recording return to:

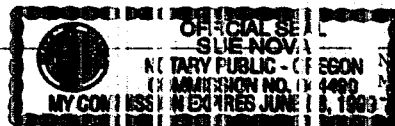
ALAN DALE NAGEL AND PAMELA JUNE NAGEL
821 Mt. Whitney St.
Klamath Falls OR 97601

NAME, ADDRESS, ZIP

If a change is required all tax statements shall be sent to the following address:

SAME

NAME, ADDRESS, ZIP


 Notary Public for Oregon
 My commission expires:

THIS SPACE RESERVED FOR RECORDER'S USE

19690

STATE OF OREGON: COUNTY OF KLATHWAH: ss.

Filed for record at request of _____ Klathwa County Title _____ the 2nd day
of July A.D., 1996 at 11:36 o'clock A.M., and duly recorded in Vol. M96
of _____ Deed: _____ on Page 19689.

FEE \$35.00

By _____ Bernetha G. Letsch, County Clerk