

21370

Aspen
TITLE & ESCROW, INC.

Vol. 1996 Page 20950

WARRANTY DEED

ASPEN TITLE ESCROW NO. 01044855

AFTER RECORDING RETURN TO:
LUTHER R. NOBLE
MARY A. NOBLE

45805 Gift Rd.
Bonanza, OR. 97623

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

LEONA M. HUFFMAN, hereinafter called GRANTOR(S), convey(s) to
LUTHER R. NOBLE and MARY A. NOBLE, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Government Lot 4 and the SE 1/4 of the SW 1/4 of Section 18,
Township 40 South, Range 14 East of the Willamette Meridian,
in the County of Klamath, State of Oregon. EXCEPT that portion
conveyed to the United States of America by deed recorded June
30, 1924 in Book 64 at Page 271, Deed Records of Klamath
County, Oregon.

Code 56, Map 4014-1800, Tax Lot 1100

"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, contracts and/or
liens for irrigation and/or drainage,

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
\$62,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

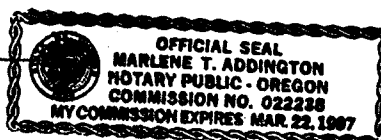
IN WITNESS WHEREOF, the grantor has executed this instrument
this 1st day of July, 1996.

Leona M. Huffman
LEONA M. HUFFMAN

STATE OF OREGON, County of Klamath)ss.

On July 15, 1996, personally appeared before me, Leona M.
Huffman, who acknowledged the foregoing instrument to be her
voluntary act and deed.

Marlene T. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1997



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Aspen Title & Escrow
on this 15th day of July A.D. 19 96
at 3:39 o'clock PM. and duly recorded
in Vol. M96 of Deeds Page 20950
Bernetha G Letsch, County Clerk
By [Signature] Deputy.
Fee, \$30.00

96 JUL 15 P3:39

M. H.