



STATE OF OREGON,
WARRANTY DEED County of Klamath ss.

ASPEN TITLE ESCROW NO. 01044776

AFTER RECORDING RETURN TO:

Jesse W. Martin & Alice F. Lewis

130 Washington

Klamath Falls, OR. 97601

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

Filed for record at request of:

Aspen Title & Escrow

on this 16th day of July A.D. 19 96
at 11:04 o'clock A M. and duly recorded
in Vol. M96 of Deeds Page 21060

Bernetha G Letsch, County Clerk

By [Signature]

Deputy.

VIRGIL A. ARNETT and EDITH BERNIECE ARNETT and JANICE MAY DONE, hereinafter called GRANTOR(S), convey(s) to JESSE W. MARTIN and ALICE F. LEWIS, not as tenants in common, but with full rights of survivorship, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 10, Block 5, PLEASANT VIEW TRACTS, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM the Northerly 50 feet thereof. ALSO EXCEPTING THEREFROM the East 5 feet thereof conveyed to Klamath County, Oregon, for road purposes by instrument recorded in Book 362, page 460, Deed Records of Klamath County, Oregon.

Code 41, Map 3909-2BB, Tax Lot 11100

"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 \$30,000.00.

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

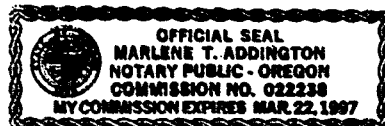
IN WITNESS WHEREOF, the grantor has executed this instrument this 12th day of July, 1996.

Virgil A. Arnett
VIRGIL A. ARNETT

Edith Berniece Arnett
EDITH BERNIECE ARNETT

Janice May Done - by Virgil A. Arnett
JANICE MAY DONE by Virgil A. Arnett, her attorney in fact

STATE OF OREGON, County of Klamath)ss.



This instrument was acknowledged before me on July 12, 1996, by VIRGIL A. ARNETT and EDITH BERNIECE ARNETT, AND this instrument was acknowledged before me on July 12, 1996 by VIRGIL A. ARNETT as Attorney in fact for JANICE MAY DONE.

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

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