

# STATUTORY WARRANTY DEED (Individual or Corporation)

ETHEL M. MITCHELL, LAWRENCE E. MITCHELL AND RUTH MAEHOWARD,  
aka RUTH MAE HOWARD, aka RUTH M. HOWARD

conveys and warrants to BRADFORD J. ASPELL AND SUSAN E. ASPELL, husband and wife as to an undivided one-half interest and ROBERT F. MEST AND PATRICIA A. MEST, husband and wife as to an undivided one-half interest the following described real property in the County of Klamath and State of Oregon.

The Northwesterly 40 feet of Lots 1 and 2 in Block 67, in Nichols Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

96 AUG -9 A11:13

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 \$ 30,000.00 (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 1st day of August 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

ETHEL M. MITCHELL  
*Ruth M. Howard*  
 RUTH MAHOWARD

LAWRENCE E. MITCHELL

STATE OF OREGON, County of Curry ) ss.

The foregoing instrument was acknowledged before me  
this 5 day of Aug 1996  
by Ethel Mitchell & Lawrence  
Mitchell

~~CONFIDENTIAL~~ ACKNOWLEDGEMENT

STATE OF OREGON, County of Klamath 1955.

The foregoing instrument was acknowledged before me  
this 6th day of August 1996  
by Ruth Mae Howard

Notary Public for Oregon

My commission expires: 12-22-97

Notary Public for Oregon

My commission expires: 12-19-96

**After recording return to:**

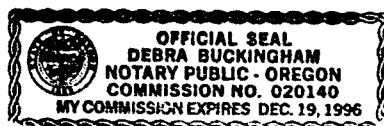


NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address: **& Return**

BRAD & SUSAN ASPELL  
ROBERT & PATRICIA MEST  
122 S 5TH STREET  
KLAMATH FALLS, OREGON 97601

NAME ADDRESS ZIP



24423

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 9th day  
of August A.D., 19 96 at 11:13 o'clock A M., and duly recorded in Vol. M96  
of Deeds on Page 24422.

Bernetha G. Letsch County Clerk

FEE \$35.00

By *[Signature]*