

24759

WARRANTY DEED

Vol. m96 Page 28515

MT39226DS
 GERALD GILLES and JOAN GILLES, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey to:
 MATTHEW W. POWELL and LINDA M. POWELL, as tenants by the entirety,
 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:

The S 1/2 of the NE 1/4 of the SE 1/4 of SE 1/4 of Section 20, Township
 34 South, Range 9 East of the Willamette Meridian, Klamath County,
 Oregon.

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 \$ 5,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 215 PELICAN AVE., KLAMATH FALLS, OR 97601

Dated this 4th day of Sept., 1996

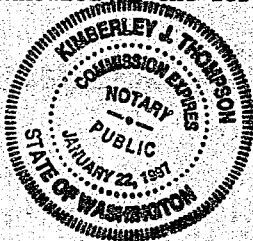
Gerald C. Gilles
 GERALD GILLES

Joan L. Gilles
 JOAN GILLES

NOTARY ACKNOWLEDGEMENT

STATE OF WA SS. Sept 4th 19 96
 COUNTY OF Pierce
 Personally appeared the above named Gerald & Joan Gilles

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kimberley J. Thompson
 Notary Public for Puyallup WA
 My commission expires 1-22-97

ESCROW NO. MT39226-DS

STATE OF OREGON,
 County of Klamath SS.

Return to:

MATTHEW W. POWELL
 215 PELICAN AVE.
 KLAMATH FALLS, OR 97601

Filed for record at request of:

AmeriTitle
 on this 11th day of Sept A.D., 1996
 at 11:25 o'clock AM and duly recorded
 in Vol. M96 of Deeds Page 28515
 Bernetha G Letsch, County Clerk
 By [Signature]
 Deputy.

Fee, \$30.00