



WARRANTY DEED

ASPEN TITLE ESCROW NO. 05045231

AFTER RECORDING RETURN TO:
MR. AND MRS. STEPHEN CLARK
1030 Wild Plum Dr.
Klamath Falls, OR 97601

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

MARTIN MACKOWSKI, hereinafter called GRANTOR(S), convey(s) to
STEPHEN W. CLARK AND MICHELE K. CLARK, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 17, Block 7, Tract 1140, LYNEWOOD FIRST ADDITION IN THE
CITY OF KLAMATH FALLS, in the County of Klamath, State of
Oregon.

CODE 1 MAP 3808-25DC TAX LOT 1800

"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
\$18,000.00.

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 13th day of September 1996.

Martin Mackowski

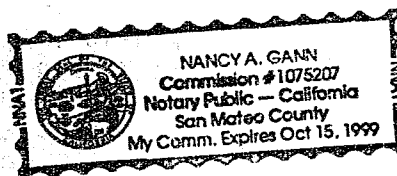
MARTIN MACKOWSKI

STATE OF CALIFORNIA)
COUNTY OF San Mateo) ss.

On September 16, 1996
Nancy A. Gann, personally appeared

Martin Mackowski

personally known to me (or proved to me on the basis of
satisfactory evidence) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that
he/she/they executed the same in his/her/their authorized
capacity(ies), and that by his/her/their signature(s) on the
instrument the person(s) or the entity upon behalf of which the
person(s) acted, executed the instrument.
WITNESS my hand and official seal.

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PAGE 2Signature: Nancy A GannMy commission expires: 10-15-99

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 19th day
 of Sept. A.D. 1996 at 3:41 o'clock M., and duly recorded in Vol. M96,
 of Deeds on Page 29759.

Bernetha G. Letsch, County Clerk

FEE \$35.00

By Kathleen Ross

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