



K-41372

STATUTORY WARRANTY DEED
 (Individual or Corporation)

DAVID LYNN POWELL AND LINDA ANN POWELL

 conveys and warrants to MICHAEL J. SULLIVAN Grantor
 the following described real property in the County of KLAMATH and State of Oregon.

A tract of land situated in Lot 1 Block 1 of Second Addition to Altamont Acres, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Northwest corner of said Lot 1; thence South along the East right of way line of Bisbee Street 77.5 feet; thence East 90.90 feet; thence North parallel to Bisbee Street 77.5 feet; thence West 90.90 feet to the point of beginning. EXCEPTING THEREFROM any portion of the above property lying within the right of way of Bisbee Street.

This property is free of liens and encumbrances, EXCEPT:

SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD AND APPARENT ON THE LAND.

 The true consideration for this conveyance is \$ 20,000.00 (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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

 DATED this 24th day of April 19 89 If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

David Lynn Powell
 DAVID LYNN POWELL

Linda Ann Powell
 LINDA ANN POWELL

 STATE OF OREGON, County of Klamath ss.
 The foregoing instrument was acknowledged before me this 26th day of April 19 89
 by David Lynn Powell and Linda Ann Powell
Debra Buckingham
 Notary Public for Oregon
 My commission expires: 12-19-92

After recording return to:

Michael Sullivan
3807 Bisbee
Klamath Falls OR 97601
 NAME, ADDRESS, ZIP

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

Same as above

CORPORATE ACKNOWLEDGEMENT

 STATE OF OREGON, County of _____ ss.
 The foregoing instrument was acknowledged before me this _____ day of _____ 19 _____ and
 by _____
 by _____
 of _____
 a corporation, on behalf of the corporation.

 STATE OF OREGON, ss.
 County of Klamath

Filed for record at request of:

Klamath County Title
 on this 30th day of Sept. A.D. 1996
 at 2:59 o'clock P. M. and duly recorded
 in Vol. M96 of Deeds Page 30949
 Bernetha G. Letsch County Clerk
 By Kathleen Koser Deputy.

Fee. \$30.00