



WARRANTY DEED

A/C # 03045252

TIMOTHY J. MULLIGAN
HELEN L. MULLIGAN
29909 PELICAN BUTTE ROAD
ROCKY POINT, OR. 97601

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

SHANE CARTWRIGHT AND PETER L. CARTWRIGHT AND MARCY L. CARTWRIGHT, hereinafter called GRANTOR(S), convey(s) to TIMOTHY J. MULLIGAN AND HELEN L. MULLIGAN, HUSBAND AND WIFE hereinafter called GRANTEE(S), all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 21 and 22, SPORTSMAN PARK, in the County of Klamath, State of Oregon.

CODE 78 MAP 3606-3CB TL 7200

"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 \$60,000.00.

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 26th day of SEPTEMBER, 1996.

X Shane Cartwright
SHANE CARTWRIGHT

X Peter L. Cartwright
PETER L. CARTWRIGHT

X Marcy L. Cartwright
MARCY L. CARTWRIGHT

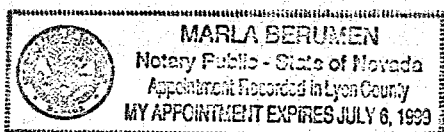
STATE OF OREGON, County of Klamath)ss.

On September 26th, 1996, personally appeared SHANE CARTWRIGHT, ~~PETER L. CARTWRIGHT AND MARCY L. CARTWRIGHT~~ who acknowledged the foregoing instrument to be thier voluntary act and deed.

Marla Berumen

Notary Public for

My Commission Expires: 1999



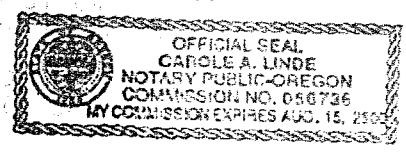
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STATE OF OREGON, County of Klamath)ss.

On September 30, 1996, personally appeared PETER L. CARTWRIGHT AND MARCY L. CARTWRIGHT who acknowledged the foregoing instrument to be thier voluntary act and deed.

Carole A. Linde
Notary Public for Oregon
My Commission Expires: August 15, 2000



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 1st day of October A.D., 19 96 at 3:47 o'clock P.M., and duly recorded in Vol. M96 of Deeds on Page 31178
FEE \$35.00
Bernetha G. Letsch
By Kathleen Rose County Clerk

THE STATE OF OREGON, County of Klamath, ss.
I, the undersigned, Notary Public for Oregon, do hereby certify that the foregoing instrument was duly acknowledged before me on the day and date above written, and that the parties to the same are the persons whose names are subscribed to the same, and that the instrument is a true and correct copy of the original as the same appears from the records of my office.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of my office at Medford, Oregon, this 1st day of October, 1996.

[Signature]
Notary Public for Oregon