

'96 OCT 21 P3:52

RETURN RECORDED DOCUMENT TO:

Umpqua Title & Escrow Services
PO Box 1609
Roseburg, OR 97470
Escrow No. 34079

SEND TAX STATEMENTS TO:

GRANTEE:
P.O. BOX 599
RIDDLE, OR 97469

WARRANTY DEED - STATUTORY FORM

GRANTOR:
INA V. GALLAGHER.

GRANTEE:
HENRY W. COX.

Grantor conveys and warrants to Grantee the following described real property free of encumbrances except as specifically set forth herein situated KLAMATH County, Oregon, to

wit: Lot 18, Block 34, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT,
PLAT NO. 2, in the County of Klamath, State of Oregon.

CODE 114 MAP 3811-4DO TL 1000

The said property is free from encumbrances except 1996-97 Taxes in the amount of \$130.52 plus interest, unpaid, which Grantee hereby agrees to assume and pay, levies and assessments of the Fire Patrol District, Conditions, Restrictions, Easements and Assessments of the Klamath Falls Forest Estates Highway 66 Unit, Plat No. 2 and Easements of record.

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.

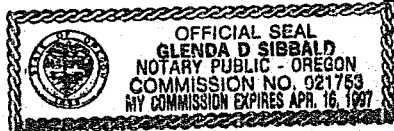
The true consideration for this conveyance is \$1,500.00. (Here comply with the requirements of ORS 93.030)

Dated this 18 day of Oct, 1996

Ina V. Gallagher
INA V. GALLAGHER

State of Oregon, County of Douglas) ss.

This instrument was acknowledged before me on October 18, 1996 by
INA V. GALLAGHER.



Glenda D. Sibbald
Notary Public for Oregon
My commission expires 4-16-97

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 21st day
of October A.D., 19 96 at 3:52 o'clock P. M., and duly recorded in Vol. M96,
of Deeds on Page 33270

FEE \$30.00

Bernetha G. Letsch

County Clerk
By Kathleen Ross