

WARRANTY DEED Vol. M97 Page 144

MTC 40189 KA

VICTOR RALPH KRIEGER and RUTH ANN KRIEGER, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey to:
 RAYMOND E. AKESSON and CRYSTAL J. AKESSON, husband and wife,
 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:

Lot 27 in Block 1 of FIRST ADDITION TO KELENE GARDENS, according to the
 official plat thereof on file in the office of the County Clerk of
 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 \$ 81,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 4850 LARRY PLACE, KLAMATH FALLS, OR 97603

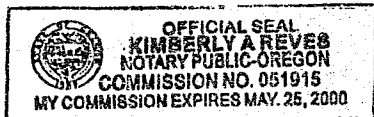
Dated this 3 day of January, 1997.

VICTOR RALPH KRIEGER

RUTH ANN KRIEGER

STATE OF OREGON ss. January 3 19 97
 COUNTY OF KLAMATH
 Personally appeared the above named VICTOR RALPH KRIEGER AND
RUTH ANN KRIEGER

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Kimberly A. Reeves

Notary Public for Oregon

My commission expires 5/25/2000

(seal)

ESCROW NO. MT40189-KA

Return to:

RAYMOND E. AKESSON
 4850 LARRY PLACE
 KLAMATH FALLS, OR 97603

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

AmeriTitle

on this 3rd day of January A.D., 19 97
 at 11:50 o'clock A M. and duly recorded
 in Vol. M97 of Deeds Page 144

Bernetha G. Letsch County Clerk

By [Signature]

Fee, \$30.00

Deputy.

97 JAN -3 AM 1:50