



WARRANTY DEED

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

ATC NO 03045709
AFTER RECORDING RETURN TO:
SALVACION R. CARNACITE
RENATO CARNACITE
1436 SISKIYOU STREET
KLAMATH FALLS, OR. 97601

Aspen Title & Escrow

on this 17th day of January A.D., 1997
at 3:30 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 1586

Bernetha G. Letsch, County Clerk

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

By Kenneth J. Kinion
Fee, \$30.00

Deputy

KENNETH J. KINION and BARBARA M. KINION, husband and wife
hereinafter called GRANTOR(S), convey(s) to SALVACION R.
CARNACITE and RENATO M. CARNACITE, husband and wife hereinafter
called GRANTEE(S), all that real property situated in the
County of Klamath, State of Oregon, described as:

Lot 51, WEST PARK ADDITION TO THE CITY OF KLAMATH FALLS, in the
County of Klamath, State of Oregon.

CODE 1 MAP 3809-29C8 TL 6700

"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 16th day of January, 1997.

X Kenneth J. Kinion
KENNETH J. KINION

X Barbara M. Kinion
BARBARA M. KINION

STATE OF OREGON, County of Klamath ss.

On January 16th, 1997, personally appeared KENNETH J. KINION
and BARBARA M. KINION who acknowledged the foregoing instrument
to be their voluntary act and deed.

Clare Jones
Notary Public for Oregon
My Commission Expires: 2-7-97

