

HERMAN MC CARTY,

Grantor(s) hereby grant, bargain, sell and convey to:

JACK D. DIAS and GERTRUD V. DIAS, 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 1 of TRACT 1283, 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 \$ 17,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. Box 1085, KLAMATH FALLS, OR 97601

Dated this 20 day of January, 1997.

Herman McCarty
HERMAN MC CARTY

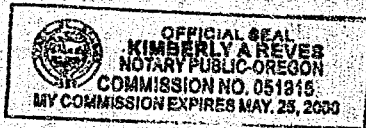
STATE OF OREGON

COUNTY OF KLAMATH

SS. January 20 19 97

Personally appeared the above named HERMAN MCCARTY

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Kimberly A. Reves

Notary Public for Oregon

My commission expires 5/25/2000

(seal)

ESCROW NO. MT39647-KA

Return to:

JACK D. DIAS

P.O. BOX 1085

KLAMATH FALLS, OR 97601

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 22nd day of January A.D. 1997
at 11:24 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 1902

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy