



32744

97 FEB 11 P3:46 Vol. M97 Page 4359STATE OF OREGON,  
County of Klamath ss.Filed for record at request of:  
WARRANTY DEEDATC NO 03045783  
AFTER RECORDING RETURN TO:  
JOHN WILDA  
PO BOX 5044  
KLAMATH FALLS, OR 97601Aspen Title & Escrow  
on this 11th day of February A.D., 1997  
at 3:46 o'clock P.M. and duly recorded  
in Vol. M97 of Deeds Page 4359

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVEEVA L. ERNST, hereinafter called GRANTOR(S), convey(s) to JOHN  
S. WILDA, hereinafter called GRANTEE(S), all that real property  
situated in the County of Klamath, State of Oregon, described  
as:Lots 10 and 11, Block 25, INDUSTRIAL ADDITION TO THE CITY OF  
KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-33AB TL 5000

"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  
\$44,000.00.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 7th day of February, 1997.Eva L. Ernst by Connie Porterfield Attorney in fact  
EVA L. ERNST BY CONNIE PORTERFIELD ATTORNEY IN FACTEva L. Ernst by Ellen F. Jones Attorney in fact  
EVA L. ERNST BY ELLEN F. JONES ATTORNEY IN FACT

STATE OF OREGON )

County of Klamath )

) ss.

On 7th day of February, 1997, By Connie Porterfield and Ellen F.  
Jones as attorneys in fact for Eva L. Ernst, on behalf of said  
principal.Before me: Carole A. Linde  
Notary Public for Oregon  
My commission expires: August 15, 2000.