

FRED L. AHL and CARLA J. AHL, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:
LINDA S. SHELDON,

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 D IN BLOCK A OF NICHOLS ADDITION, TO THE CITY OF KLAMATH FALLS,
ACCORDING TO THE OFFICIAL SUPPLEMENTARY PLAT THEREOF ON FILE IN THE
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON. TOGETHER WITH THE
ADJACENT PORTION OF VACATED ALLEY INURED THERETO.

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 \$ 42,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 727 N. 9th St. Klamath Falls OR 97601

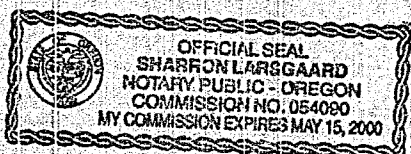
Dated this 6 day of February 19 97

Fred L. Ahl
FRED L. AHL

Carla J. Ahl
CARLA J. AHL

STATE OF Oregon ss. February 6 19 97
COUNTY OF Clatsop
Personally appeared the above named Fred L. Ahl &
Carla J. Ahl

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

ESCROW NO. MT40255-MS

Return to:

LINDA S. SHELDON
727 N. 9th St
Klamath Falls OR
97601

Before me:

Sharron Larsgaard
Notary Public for Oregon
My Commission expires May 15, 2000

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 14th day of February A.D., 1997
at 3:45 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 4696

Bernetha G. Letsch, County Clerk

By Kathleen Rose

Fee, \$30.00 Deputy.

97 FEB 14 P3:45