

33275

'97 FEB 24 P1:16

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That JOHN PLOUFFE and FAMA MARGARIET PLOUFFE, herein called grantors, for the consideration hereinafter stated, to grantees paid by JOHN N. PLOUFFE and FAMA MARGARIET PLOUFFE Trustees/Trustees of the PLOUFFE LIVING TRUST, hereinafter called the grantees, do hereby grant, bargain, sell and convey unto the said grantees and grantee's heirs, successors and assigns, that certain real property with the tenements, hereditaments and appurtenances therunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The Southwesterly 80 feet of Lot 14 Hot Springs Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

The true and actual consideration paid for this transfer, stated in terms of dollars, is other than money.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 24 day of February, 1997 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

John N. Plouffe
John N. Plouffe

Fama Margaret Plouffe
Fama Margaret Plouffe

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above-named John N. Plouffe and Fama Margaret Plouffe and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me: Camille Krieger
Notary Public for Oregon

My Commissioner Expires: 9-22-2000

Grantors:

John Plouffe and Fama Margaret Plouffe
605 Eldorado Street
Klamath Falls, Oregon 97601

Grantees:

John N. Plouffe and Fama Margaret Plouffe, Trustees
of the Plouffe Living Trust
605 Eldorado Street
Klamath Falls, OR 97601

After recording return to:

John N. Plouffe and Fama Margaret Plouffe, Trustees
605 Eldorado Street
Klamath Falls OR 97601

Until a change, send all tax statements
to same address

STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument received for record
on the 24th day of February, 1997, at 1:16 o'clock
P.M. and recorded in book/reel/volume No. 197
on page 5359 or as fee/file/instrument/microfilm/
Reception No. 33275, Recorded of Deeds of said County.

Name: Bernetha G. Letsch, Co. Clerk Title

By: Kristen Rose

Fee: \$30.00