

34154

MTC 40767-KA Vol. 1797 Page 7048
WARRANTY DEED

CARL DOUMANI,
Grantor(s) hereby grant, bargain, sell and convey to:
STEPHEN L. JAMESON and NANCY A. JAMESON, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
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 \$ 21,700.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3780 W. MADISON, FRESNO, CA 93706

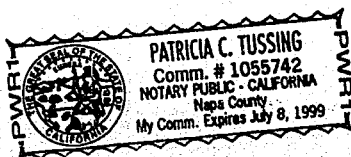
Dated this 5th day of March, 1997.

CARL DOUMANI

STATE OF California SS. March 5 19 97

COUNTY OF Napa
Personally appeared the above named

Carl Doumani
and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Patricia C. Tussing
Notary Public for Napa Co.

My commission expires 7-8-99

(seal)

ESCROW NO. MT40767-KA

Return to:

STEPHEN L. JAMESON
3780 W. MADISON
FRESNO, CA 93706

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the SE1/4 of the NW1/4 and the NE1/4 of the SW1/4 of Section 29, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the West line of the said NE1/4 of the SW1/4, said point being South 89 degrees 58' 36" East 1319.48 feet and South 00 degrees 17' 46" West 198.04 feet from the West 1/4 corner of said Section 29; thence South 00 degrees 17' 46" West along the West line of the NE1/4 of the SW1/4 313.64 feet; thence North 73 degrees 20' 20" East 1140.91 feet; thence North 16 degrees 39' 40" West 300.00 feet; thence South 73 degrees 20' 20" West 1049.43 feet to the point of beginning.

TOGETHER WITH an easement for ingress and egress recorded November 26, 1996 in Volume M96, page 37235, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 11th day
of March A.D., 19 97 at 11:16 o'clock A. M., and duly recorded in Vol. M97
of Deeds on Page 7048.

FEE \$35.00

Bernetha G. Letsch, County Clerk

by Kathleen Ross