

WARRANTY DEED
MTC 40814-KA

JOHN E. BABCOCK AND SAMMI L. FROST (WHO ACQUIRED TITLE AS SAMMI L. BABCOCK), as tenants in common,
Grantor(s) hereby grant, bargain, sell and convey to:
STEVEN WILLIAMS and PATRICIA WILLIAMS, 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 7 in Block 2 of BEL-AIRE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

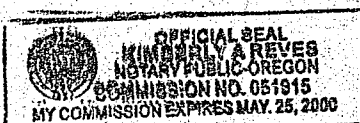
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 \$ 76,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5625 BEL AIRE DRIVE, KLAMATH FALLS, OR 97603

Dated this 21 day of March, 1997



JOHN E. BABCOCK

SAMMI L. FROST

STATE OF Oregon

COUNTY OF Klamath

ss. March 21, 1997

Personally appeared the above named John E Babcock and Sammi L. Frost

and acknowledged the foregoing instrument to be their voluntary act.

Before me:

Kimberly A Reves

Notary Public for Oregon

My commission expires 5/25/2000

(seal)

ESCROW NO. MT40814-KA

Return to:

STEVEN WILLIAMS
5625 BEL AIRE DRIVE
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 21st day of March, A.D., 1997
at 3:20 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 8419

Bernetha G. Leisch, County Clerk

By Kathleen Rose Deputy

Fee, \$30.00