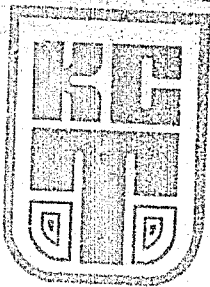


35744



KLAMATH COUNTY TITLE COMPANY

Vol. M97 Page 10589

K-50543-D

STATUTORY WARRANTY DEED
(Individual or Corporation)

KAREN A. RUIZ

conveys and warrants to RICHARD L. GARBUTT, Grantor,

the following described real property in the County of Klamath and State of Oregon.

Lot 16, Block 9, Tract 1016 GREEN ACRES, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

97 APR -9 P3:13

**AND Trust Deed, including the terms and provisions thereof, recorded November 5, 1996, in Volume M96 page 34971, Mortgage records of Klamath County Oregon, in faovr of Klamath First Federal Savings and Loan Association, which Trust Deed Grantee herein AGREES to assume and pay according to the terms and provisions contained therein.

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage. AND**

[Signature]

The true consideration for this conveyance is \$ 1.00 (Here comply with the requirements of ORS 93.030*).

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.

DATED this 4th day of April 19 97 if a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Karen A. Ruiz
KAREN A. RUIZ

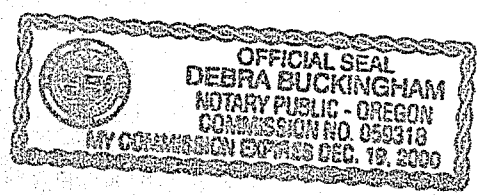
STATE OF OREGON, County of Klamath)ss.
The foregoing instrument was acknowledged before me
this 8th day of April 19 97
by Karen A. Ruiz

[Signature]
Notary Public for Oregon
My commission expires: 12-19-2000

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of _____)ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and
by _____ of _____
a corporation, on behalf of the corporation.

Notary Public for Oregon
My commission expires: _____

After recording return to:
Richard L. garbutt
5910 Valley View
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
Same As Listed Above



35'

NAME, ADDRESS, ZIP

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 9th day
of April A.D., 19 97 at 3:13 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 10589

FEE \$35.00

by Bernetha G. Letsch, County Clerk
Kathleen Ross