

37420

MTIC 41178-SD
WARRANTY DEED

Vol. 1797 Page 14239

A. EVAN OWENS and SYLVIA OWENS, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:
DAVE C. HOWARD and KRISTINA E. HOWARD, 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 12 IN BLOCK 6 OF TRACT 1035, GATEWOOD, 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 \$ 87,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5117 SUMAC AVENUE, KLAMATH FALLS, OR 97603

SIGNATURE PAGE

A. Evan Owens
A. EVAN OWENS

SYLVIA OWENS

Dated this 7TH day of MAY, 19 97.

STATE OF OREGON

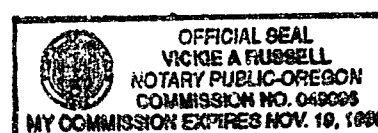
COUNTY OF Deschutes SS. MAY 7TH 19 97

Personally appeared the above named A. EVAN OWENS
and acknowledged the foregoing instrument to be his voluntary act.

WITNESS My hand and official seal.

(seal)

Vickie A. Fussell
Notary Public
State of OREGON
My Commission expires: 11-19-1999



STATE OF _____ SS. _____ 19 _____
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____
19____, by _____
as _____ on behalf of _____

WITNESS My hand and official seal.

(seal)

Notary Public
State of _____
My Commission expires: _____

SIGNATURE PAGE

A. EVAN OWENS

SYLVIA OWENS

Dated this 5th day of May, 19 97.

STATE OF OREGONSS. MAY 6 19 97

COUNTY OF _____

Personally appeared the above named SYLVIA OWENSand acknowledged the foregoing instrument to be her voluntary act.

WITNESS My hand and official seal.

(seal)

Notary Public

State of OREGONMy Commission expires: Aug. 19, 2000
 OFFICIAL SEAL
 SUSAN E. DAVIS
 NOTARY PUBLIC-OREGON
 COMMISSION NO. 056859
 MY COMMISSION EXPIRES AUG 19, 2000

STATE OF _____

SS. _____ 19 _____

COUNTY OF _____

 The foregoing instrument was acknowledged before me this _____
 19____, by _____
 as _____ on behalf of _____

WITNESS My hand and official seal.

(seal)

Notary Public

State of _____

My Commission expires: _____

STATE OF OREGON : COUNTY OF KLAMATH: SS.

 Filed for record at request of Amerititle the 9th day
 of May A.D., 19 97 at 11:49 o'clock AM. and duly recorded in Vol. M97
 of Deeds on Page 14239

FEE \$40.00

 by Bernetha G. Letsch County Clerk
Bernetha G. Letsch