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'97 MAY 15 P2:50

RETURN TO: Brandsness, Brandsness & Rudd, P.C. 411 Pine St. Klamath Falls, OR 97601	TAX STATEMENT TO: Paul M. and Phyllis A. Goebel 1345 Pacific Terrace Klamath Falls, OR 97601	CLERK'S STAMP:
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-WARRANTY DEED-

Andrew L. Weathers and Carol Marie Weathers, husband and wife, Grantors, convey and warrant to Paul M. Goebel and Phyllis A. Goebel, husband and wife, Grantees, the following described real property situated in Klamath County, Oregon, free of encumbrances except as specifically set forth herein:

The West 111.5 feet of Lots 1 & 2 in Block 26 of Hillside Addition to the City of Klamath Falls, Klamath County, Oregon. Also known as 1414 Carlyle Street.

SUBJECT TO AND EXCEPTING: Contract of Sale, including the terms and provisions thereof, given by Ervin W. Moulton & Alma Moulton, trustees of the Ervin W. Moulton and Alma Moulton Trust Agreements dated August 1, 1992, as vendor and Andrew L. Weathers and Carol Marie Weathers, husband and wife, as vendees, dated April 29, 1996 and recorded April 30, 1996 in M-96 on page 12141, records of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$10,000.

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 14 day of May, 1997.

Andrew L. Weathers
 Andrew L. Weathers

Carol Marie Weathers
 Carol Marie Weathers

STATE OF OREGON)
) ss.
 County of Klamath)

May 14th, 1997

Personally appeared Andrew L. Weathers and Carol Marie Weathers, and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:



Susan Marie Campbell
 Notary Public for Oregon
 My Commission expires: 3-1-98

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Brandsness et al the 15th day
 of May A.D., 19 97 at 2:50 o'clock P. M., and duly recorded in Vol. M97
 of Deeds on Page 14963

FEE \$30.00

Bernetha G. Letsch, County Clerk
 by Kathleen Rose