



97 MAY 16 AM:19

STATE OF OREGON,
County of Klamath ss.
WARRANTY DEED
Filed for record at request of:

ATC NO 03046285
AFFIDAVIT RECORDING RETURN TO:
PAUL DAVIS
8167 EAST 17TH ST.
TERREBONE, OR 97740

Aspen Title & Escrow
on this 16th day of May A.D., 1997
at 10:19 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 15057
Bernetha G. Letsch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

By Kathleen Rose
Fec. \$30.00 Deputy

ROBERT LANDER, hereinafter called GRANTOR(S), convey(s) to PAUL
DAVIS, hereinafter called GRANTEE(S), all that real property
situated in the County of Klamath, State of Oregon, described
as:

Lot 7, Block 63, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-2900 TL 10800

"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
PRACTICE OF FOREST PRACTICES AS DEFINED IN ORS 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$42,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 15th day of May, 1997.

Robert Lander
ROBERT LANDER

STATE OF OREGON, County of Klamath)ss.

On May 15, 1997, personally appeared ROBERT LANDER who
acknowledged the foregoing instrument to be his voluntary act
and deed.

Marlene P. Addington
Notary Public for Oregon
My Commission Expires: August 15, 2000.
WPA 3-22-01

