



## WARRANTY DEED

ASPEN TITLE ESCROW NO. 05046337  
AFTER RECORDING RETURN TO:  
MR. AND MRS. GARY GRAY  
1337 TAMERA  
KLAMATH FALLS, OR 97603

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

RAYMOND R. CARR AND OMER B. CARR, hereinafter called  
GRANTOR(S), convey(s) to GARY A. GRAY AND DEBORAH G. GRAY,  
HUSBAND AND WIFE, hereinafter called GRANTEE(S), all that real  
property situated in the County of KLAMATH, State of Oregon,  
described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY  
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH  
HEREIN . . . . .

*by Gary and Deb*  
"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 30.390."

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  
\$93,500.00.

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 13th day of June, 1997.

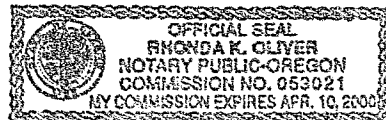
*Raymond R. Carr*  
RAYMOND R. CARR

*Omer B. Carr*  
OMER B. CARR

STATE OF OREGON, County of Klamath)ss.

On June 12, 1997, personally appeared Raymond R. Carr and  
Omer B. Carr, who acknowledged the foregoing instrument to be  
their voluntary act and deed.

*Shirley K. OLC*  
Notary Public for Oregon  
My Commission Expires: April 10, 2000



## EXHIBIT "A"

The Southerly portion of Lot 19 and the Southerly portion of the Westerly 10 feet of Lot 18, All in Block 5, of TRACT NO. 1003, THIRD ADDITION TO MOYINA, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 1/2 inch iron pin situated on the North right of way line of Milbert Avenue and being 10.00 feet East of the Southeast corner of said Lot 19; thence West and Northwesterly along the South and Westerly line of said Lot 19 to a 1/2 inch iron pin, which is South 35 degrees 03' 10" East a distance of 92.49 feet from the Northwest corner of said Lot 19; thence North 70 degrees 16' 30" East a distance of 114.82 feet; thence South 96.94 feet to the point of beginning.

Tax Acct. No.: 141 - 3809-036DC-02000 Key No.: 453477

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 17th day  
of June A.D., 19 97 at 10:48 o'clock A. M., and duly recorded in Vol. M97,  
of Deeds on Page 18567.

FEE \$35.00

By Bernetha G. Leisch, County Clerk  
Kathleen R. Rasmussen