

97 JUL 16 P3:17



WARRANTY DEED

ATC NO 01046389

AFTER RECORDING RETURN TO:

Rhonda Borge's

6545 Happy Hollow LnBonanza, OR 97423

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

JONI MARIE STEWART, hereinafter called GRANTOR(S), convey(s) to
RHONDA L. BORGES, a married woman, as her sole and separate
property, 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

"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
\$52,000.00.

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 9th day of July, 1997.

Joni Marie Stewart
JONI MARIE STEWART

STATE OF OREGON, County of Klamath)ss.

On July 11, 1997, personally appeared the above named JONI
MARIE STEWART and acknowledged the foregoing instrument to be
her voluntary act and deed.

Before me: Marlene T. Adrington
Notary Public for Oregon

My Commission Expires: 3-22-01

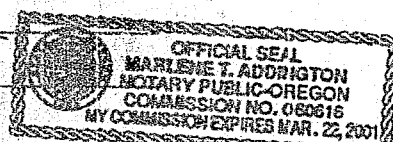


EXHIBIT "A"

The SE 1/4 of the SW 1/4 of the SW 1/4 of Section 8, Township 38 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM the following:

All that portion of the SE 1/4 SW 1/4 SW 1/4 of Section 8, Township 38 South, Range 11 East of the Willamette Meridian, which lies Southerly and Westerly of the right of way of that certain roadway as described in deed to Ivan E. Crumpacker and Lois E. Crumpacker, recorded in M-72 at Page 1845.

TOGETHER WITH an easement more fully described in document recorded August 30, 1971 in Book M-71 at Page 9163.

ALSO TOGETHER WITH an easement more fully described in document recorded November 8, 1971 in Book M-71 at Page 11639.

ALSO TOGETHER WITH an easement more fully described in document recorded February 18, 1972 in Book M-72 at Page 1822.

ALSO TOGETHER WITH an easement more fully described in document recorded February 23, 1971 in Book M-71 at Page 1527.

ALSO TOGETHER WITH an easement more fully described in document recorded November 8, 1971 in Book M-71 at Page 11691.

ALSO TOGETHER WITH an easement more fully described in document recorded June 16, 1972 in Book M-72 at Page 6546.

ALSO TOGETHER WITH an easement more fully described in document recorded August 9, 1974 in Book M-74 at Page 9760.

ALSO TOGETHER WITH an easement more fully described in document recorded March 26, 1975 in Book M-75 at Page 3343.

CODE 36 & 114 MAP 3811-800 TL 1300 KEY #462127
CODE 114 & 36 MAP 3811-800 TL 1300 KEY #602388

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 16th day
of July A.D., 1997 at 3:17 o'clock P.M., and duly recorded in Vol. M97,
of Deeds on Page 22409.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Rose