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'97 JUL 29 P3:43

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After recording return to: Melvin Ferguson, 514 Walnut Ave. Klamath Falls, OR 97601

Send tax statements to: Melvin Ferguson, 514 Walnut Ave., Klamath Falls, OR 97601

MTC 41963  
WARRANTY DEED

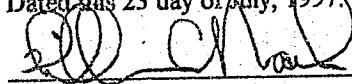
William C. Nash and Lois Dian Nash, husband and wife, Grantors, convey and warrant to William M. Ganong, Melvin D. Ferguson and Robert J. Foltyn, Grantees, as tenants-in-common, the following described real property free of encumbrances except as specifically set forth herein:

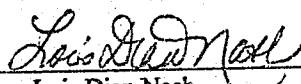
Lot 4 in Block 84 of KLAMATH ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon; subject to: easements, rights of way, restrictions and conditions of record and real property taxes for the year 1997-98 which are now a lien but are not yet payable.

The true consideration for this conveyance is \$110,000.00.

"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."

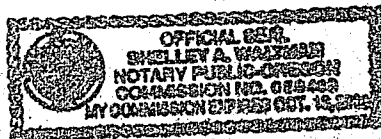
Dated this 23 day of July, 1997.

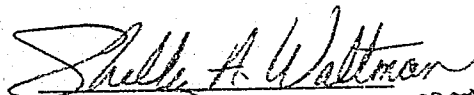
  
William C. Nash

  
Lois Dian Nash

State of Oregon, County of Klamath )ss:

On this 24<sup>th</sup> day of July, 1997, personally appeared William C. Nash and Lois Dian Nash and acknowledge the foregoing instrument to be their voluntary act and deed.



  
Notary public for Oregon 10-18-2000

STATE OF OREGON: COUNTY OF KLAMATH : ss.

Filed for record at request of Amerititle the 29th day  
of July A.D., 19 97 at 3:43 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 24144

FEE \$30.00

Bernetha G. Letsch, County Clerk  
By 