

44184

MTC 42248-MG Vol. 297 Page 28012
WARRANTY DEED

KEN BLACK and MARCIA BLACK, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:
PAMELA S. LEE and ROBERT B. LEE, JR., as tenants by the entirety,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of Klamath and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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.

The true and actual consideration for this conveyance is \$ 230,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: ~~7746 REDDER ROAD~~, KLAMATH FALLS, OR 97603
4036 S. 6th Street, Suite 3

Dated this 26 day of August, 19 97.


KEN BLACK

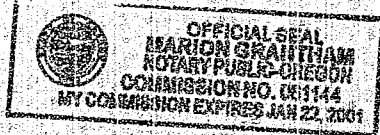

MARCIA BLACK

STATE OF Oregon SS. August 26 19 97

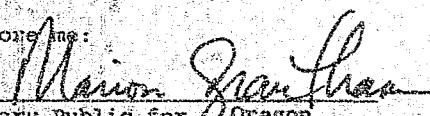
COUNTY OF Klamath

Personally appeared the above named Ken Black and Marci Black

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Notary Public for Oregon
My commission expires 1/22/01

ESCROW NO. MT42248-M3

Return to:

PAMELA S. LEE

~~7746 REDDER ROAD~~ 4036 S. 6th Street, Suite 3
KLAMATH FALLS, OR 97603

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EXHIBIT "A" LEGAL DESCRIPTION

A tract of land situated in the SE1/4 of Section 19, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at an iron pin which marks the corner common to Sections 19, 20, 29 and 30; thence West 685 feet; thence North parallel to the East line of said Section 19 to the South line of the property described in Volume M69, page 9420, Microfilm Records of Klamath County, Oregon; thence North 37 degrees 09' East 685 feet, more or less, along the South line of said property described in Volume M69, page 9420, Microfilm Records of Klamath County, Oregon, to the East line of said Section 19; thence South 1000 feet, more or less to the point of beginning, EXCEPT that portion lying within the right of way of Reeder Road.

STATE OF OREGON, COUNTY OF KLAMATH: ss.

Filed for record at request of Amir title the 26th day
of August A.D. 19 97 at 3:34 o'clock P.M., and duly recorded in Vol. M97
of Deeds on Page 28012

FEE \$35.00

By Bernetha G. Leisch, County Clerk
Kathleen Reed