After recording return to:

| MILLITAM E. BANES | P.O. BOX 278

97 SEP -9 POY BSCROW NO: K-51255

LA PINE, OR 97739
Until a change is requested tax statements

shall be sent to the following address:
SAME AS ABOVE

WARRANTY DEED -- STATUTORY FORM (INDIVIDUAL OF CORPORATION)

LEE ROY KIZER and PATRICIA ANN KIZER, husband and wife, as tenants by the entirety Grantor,

conveys and warrants to:

WILLIAM E. BANES and CLEDA M. BANES, husband and wife, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

Lot 1 in Block 4 of First Addition to Antelope Meadows, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to the following exceptions:

- 1. Taxes for the fiscal year 1997-98 a lien not yet payable.
- 2. We are informed that a mobile home is situated upon herein described land. A policy of title insurance dose not insure said mobile home or the title thereto, unless the mobile has been de-titled and in permanetly affixed to the land. If this is so and the mobile home is to be insured as part of the realty, please advise us in writing that such insurance is desired with proof that the mobile home is de-titled.
- 3. Reservations, set back lines and utility easements shown on the plat of First Addition to Antelope Meadows.

Tax Account No: 135981

9

Map No: 2310-016B0-06700

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 consideration for this conveyance is \$64,000.00. However, if the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the/the whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of Directors.

Dated this 8th day of September, 1997.

GRANTOR (S):

HE STON THE

PATRICIA ANN KIZER

OFFICIAL SEAL
CHERYL E. HEUTZENROEDER
NOTARY PUBLIC-OREGON
COMMISSION NO. 034430
MY COMMISSION EXPIRES MAY 5, 1998

STATE OF OREGON, County of Deschutes

_) ss .

This instrument was acknowledged before me on September 8, 1997,

NOTARY PUBLIC FOR ORDGON

MY COMMISSION EXPIRES: May 5, 1998

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Filed for record at request of Klmaath County Title					
of	<u>Sept.</u> A.D)., 19 <u>97</u> at	2:30 o'clock	P. M., and duly recorded in Vo	9th
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