

97 OCT 10 AM 1:39

WTC 42472-MG  
WARRANTY DEED

46783

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NEIL B. DREW and HOLLY P. DREW, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell and convey to:  
WALTER G. LAWREN and SUSAN W. LAWREN, 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 \$ 136,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 450 FULTON STREET, KLAMATH FALLS, OR 97601

Dated this 8 day of October, 1997.

Neil B. Drew

NEIL B. DREW

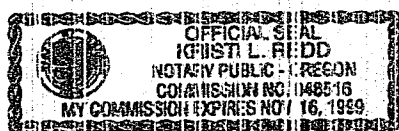
Holly P. Drew

HOLLY P. DREW

STATE OF Oregon SS. October 19 97  
COUNTY OF Klamath

Personally appeared the above named Neil B. Drew and  
Holly P. Drew

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kristin L. Redd  
Notary Public for Oregon

My commission expires 11/22/01

11/16/99 KR

ESCROW NO. MT42472-MG

Return to:

WALTER G. LAWREN  
450 FULTON STREET  
KLAMATH FALLS, OR 97601

## EXHIBIT A

A portion of Lots 28 and 29, WEST PARK 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. being more particularly described as follows:

Beginning at a 1/2" iron pin on the Southeasterly boundary of said Lot 29, said point being 34 feet Northeasterly from the most Southerly corner of said Lot 29; thence Northeasterly along the Southeast boundary of Lots 29 and 28, 46.12 feet to a 1/2" iron pin; thence North 15 degrees 59' 26" West 143.40 feet to a 1/2" iron pin; thence Southwesterly along the Northwesterly boundary of Lots 29 and 28 to a 1/2" iron pin, 34 feet from the Northwest corner of said Lot 29; thence South 23 degrees 31' 00" East 145.07 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 10th day  
of October A.D., 19 97 at 11:39 o'clock A. M., and duly recorded in Vol. M97  
of Deeds on Page 33448

FEE \$35.00

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