

CHRISTOPHER A. NEWTON,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
LEA FRASIER,
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:

The South 100 feet of TRACT 60, PLEASANT HOME TRACTS, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

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 \$ 63,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1764 IVORY ST. KLAMATH FALLS, OR 97603

Dated this 14th day of January, 1998.

CHRISTOPHER A. NEWTON

STATE OF OREGON SS. January 14 19 98
COUNTY OF KLAMATH

Personally appeared the above named CHRISTOPHER A. NEWTON

and acknowledged the foregoing instrument to be his voluntary act.



Before me:
Kristi L. Redd
Notary Public for OREGON
My commission expires 11/16/99

ESCROW NO. MT43358-LW

Return to:

LEA FRASIER
1764 IVORY ST.
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 16th day of January A.D., 1998
at 3:58 o'clock P.M. and duly recorded
in Vol. M98 of Deeds Page 1625

Bernetha G. Letsch, County Clerk

By Kathleen Rosa
Fec. \$30.00 Deputy.