

52804

VIRGIL JOURNAGAN and LA FAITH JOURNAGAN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DAVID G. WELKER,

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:

LOTS 9 AND 10 IN BLOCK 18 OF WORDEN TOWNSITE, ACCORDING TO THE OFFICIAL
PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,
OREGON.

ALSO VACATED BLOCK 18 OF WORDEN TOWNSITE, 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 \$ 18,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5012 Blue Mountain Drive, Klamath Falls, OR 97601

Dated this 6th day of February, 1998

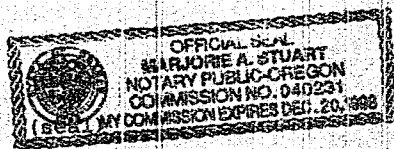
Virgil Journagan
VIRGIL JOURNAGAN

La Faith Journagan
LA FAITH JOURNAGAN

STATE OF Oregon SS. February 6 19 98
COUNTY OF Klamath

Personally appeared the above named Virgil Journagan and La Faith Journagan

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Marjorie A. Stuart
Notary Public for Oregon
My commission expires 12-20-98

BSCROW NO. MT43683-MS

Return to:
DAVID G. WELKER
5012 Blue Mountain Drive
Klamath Falls, OR 97601

STATE OF OREGON ss.
County of Klamath
Filed for record at request of:

Amerititle
on this 6th day of February A.D., 1998
at 3:27 o'clock P. M. and duly recorded
in Vol. 198 of Deeds Page 3993
Bernetha G. Letsch, County Clerk
By *Kathleen Rose*
Fee, \$30.00 Deputy