



98 FEB 12 13:04 PM 4-1245-L

WARRANTY DEED STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

AFTER RECORDING RETURN TO:
MARK A. VANOVER
PO BOX 693
KEND, OREGON 97627

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

Aspen Title & Escrow
on this 12th day of February A.D., 1998
at 3:04 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 4629
Fee: \$30.00 By Kathleen Ross
Bernetha G. Leisch, County Clerk
Deputy

VAN'S HOME CENTER LLC who acquired title as VAN'S HOME CENTER,
hereinafter called GRANTOR(S), convey(s) and warrants to MARK
A. VANOVER hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

LOTS 11 AND 12, BLOCK 11, MT. SCOTT MEADOW, TRACT NO. 1027, IN
THE COUNTY OF KLAMATH, STATE OF OREGON.

CODE 8, MAP 3107-12A0 TL 2000 CODE 8, MAP 3107-12A0 TL 1900

"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 covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and those apparent on the land,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is TO CLEAR
TITLE.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 12th day of February 1998.

VAN'S HOME CENTER LLC

MARK A. VANOVER

TITLE: President

STATE OF OREGON, County of Klamath)ss.

On this 12th day of February, 1998

Personally appeared the above named Mark A. Vanover as
President of Van's Home Center LLC an Oregon limited liability
company on behalf of the company.

Before me:

Notary Public for Oregon

My Commission Expires: 5/31/98

