



TITLE & ESCROW, INC.

ATE #02047264

WARRANTY DEED

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

AFTER RECORDING RETURN TO:

Bradford J. Aspell et al
122 S. 5th Street
Klamath Falls, Oregon 97601

Aspen Title & Escrow
 on this 6th day of April A.D., 1998
 at 11:33 o'clock A M. and duly recorded
 in Vol. M98 of Deeds Page 11015

Bernetha G. Letsch, County Clerk

By Kathleen Rose
\$30.00 Deputy.

ROBERT JAMISON and KATHLENE JAMISON husband and wife,
 hereinafter called GRANTOR(S), convey(s) and warrants to
Bradford J. Aspell and Susan E. Aspell husband and wife as to an undivided 1/3rd **
 hereinafter called GRANTEE(S), all that real property situated
 in the County of KLAMATH, State of Oregon, described as:
 ** interest and John K. Aspell, Trustee, and Catherine A. Aspell, Trustee under
 the Aspell Family Trust as to an undivided 2/3rds interest
 LOTS 1A, 1B, 1C, 1D, BLOCK 5, SUPPLEMENTAL PLAT OF RAILROAD
 ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF
 KLAMATH, STATE OF OREGON.

CODE 1, MAP 3809-338B TL 7200

"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 30.390."

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 apparent upon the land, contracts and/or
 liens for irrigation and/or drainage,

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
 \$20,000.00.

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 11th day of March 1998.

Robert Jamison
 ROBERT JAMISON

Kathlene Jamison
 KATHLENE JAMISON

STATE OF OREGON, County of Klamath)ss.

On March 11th, 1998, personally appeared Robert Jamison and
 Kathlene Jamison who acknowledged the foregoing instrument to
 be their voluntary act and deed.

[Signature]
 Notary Public for Oregon
 My Commission Expires: 5/31/98

