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'98 MAY -1 PB:23

Vol. 1798 Page 14756

STATE OF OREGON,
WARRANTY DEED County of Klamath ss.

Filed for record at request of:

Aspen Title & Escrow

on this 1st day of May A.D., 1998
at 3:23 o'clock P.M. and duly recorded
in Vol. M93 of Deeds Page 14756

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fee, \$30.00 Deputy

ATE 02047628
AFTER RECORDING RETURN TO
DENNIS BENNETT
TERESA BENNETT
630 N. 5th Street
Klamath Falls, Oregon 97601

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

LESTER A. LORADITCH AND KARAN LORADITCH HUSBAND AND WIFE,
hereinafter called GRANTOR(S), convey(s) and warrants to DENNIS
BENNETT AND TERESA BENNETT HUSBAND AND WIFE hereinafter called
GRANTEE(S), all that real property situated in the County of
KLAMATH, State of Oregon, described as:

LOT 3 AND THE EAST 6 FEET OF LOT 4, BLOCK 5, ORIGINAL TOWN OF
LINKVILLE, NOW THE CITY OF KLAMATH FALLS, IN THE COUNTY OF
KLAMATH, STATE OF OREGON.

CODE 1 MAP 3809-328D TL 6500
CODE 1 MAP 3809-328D TL 6600

"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 LAYSUITS 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
172,000.00.

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 1 day of MAY 1998.

Lester A. Loraditch
LESTER A. LORADITCH

Karan Loraditch
KARAN LORADITCH

STATE OF OREGON, County of Klamath ss.

On 4th day of May, 1998, personally appeared LESTER A. LORADITCH
AND KARAN LORADITCH who acknowledged the foregoing instrument
to be THEIR voluntary act and deed.

[Signature]
Notary Public for OREGON
My Comm. Expires: 5/31/98

