



ASPEN TITLE ESCROW NO. 05047509  
AFTER RECORDING RETURN TO:

## WARRANTY DEED

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

FLOYD A. WYATT  
MICHELLE L. WYATT  
3333 SHASTA WAY #22  
KLAMATH FALLS, OR 97601

Aspen Title & Escrow  
on this 12th day of May A.D., 1998  
at 10:34 o'clock A.M. and duly recorded  
in Vol. M98 of Deeds Page 16060

Bernetha G. Letsch, County Clerk

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

By Kathleen Rose  
Fee, \$30.00 Deputy.

JO ANN E. BARRON hereinafter called GRANTOR(S), convey(s) to  
FLOYD A. WYATT AND MICHELLE L. WYATT, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:

Lot 13, Block 26, FOURTH ADDITION TO KLAMATH RIVER ACRES OF  
OREGON, LTD., in the County of Klamath, State of Oregon.

CODE 95 MAP 3907-35A0 TL 800

"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,

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 \$12,000.00.

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 \_\_\_\_ day of May, 1998.

Jo Ann E. Barron Vigil  
JO ANN E. BARRON

STATE OF UT., County of Davis )ss.

On this 5 day of May, 1998,

Personally appeared the above named Jo Ann E. Barron Vigil  
and acknowledged the foregoing instrument to be her voluntary  
act and deed.

Before me: May 5, 1998  
Notary Public for Davis County  
My Commission Expires: 7-1-01

