

'98 JUN -3 P3:28

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WARRANTY DEED STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

ATC 303046768
AFTER RECORDING RETURN TO:
KEDRICK DAVIS
5220 S. ETNA ST.
K. FALLS, OR 97603

Aspen Title & Escrow
on this 3rd day of June A.D., 1998
at 3:28 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 18870
Bernetha G. Letsch, County Clerk

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

By Kathleen Rosa
Fee, \$30.00 Deputy.

LEONA ANDRIEU, hereinafter called GRANTOR(S), convey(s) and
warrants to KEDRICK DAVIS, hereinafter called GRANTEE(S), all
that real property situated in the County of KLAMATH, State of
Oregon, described as:

Lots 28 and 29, Block 6, INDUSTRIAL ADDITION TO THE CITY OF
KLAMATH FALLS, in the County of Klamath, State of Oregon.
CODE 1 MAP 3809-33BD TL 5900

"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
\$18,500.00.

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 26 day of May, 1998.

X Leona Andrieu
LEONA ANDRIEU

STATE OF OREGON, County of YAMHILL ss.

On May 26th, 1998, Personally appeared LEONA ANDRIEU who
acknowledged the foregoing instrument to be her voluntary act
and deed.

Steven C. Ware
Notary Public for Oregon
My Commission Expires: 01/15/00 02/22/00

