



59336

98 JUN -5 P3:30 Vol M98 Page 19309STATE OF OREGON,
WARRANTY DEED County of Klamath ss.

Filed for record at request of:

ATC #03047779
AFTER RECORDING RETURN TO:
JOSEPH & DEBRA CHAMBERLAIN
1158 BUCK ISLAND DRIVE
KLAMATH FALLS, OR 97601Aspen Title & Escrow
on this 5th day of June A.D., 1998
at 3:30 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 19309

Bernetha G. Letsch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEBy Kathleen Ross

Fee \$30.00

Deputy

CORALEE W. FRIES, hereinafter called GRANTOR(S), convey(s) and
warrants to JOSEPH L. CHAMBERLAIN and DEBRA A. CHAMBERLAIN,
husband and wife, hereinafter called GRANTEE(S), all that real
property situated in the County of KLAMATH, State of Oregon,
described as:Lot 16, Block 2, Tract No. 1091, LYNNEWOOD, in the County of
Klamath, State of Oregon.

CODE 1 MAP S808-25DD 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 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
\$199,500.00.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 5th day of June, 1998.Coralee W. Fries
CORALEE W. FRIES

STATE OF OREGON, County of Klamath)ss.

On June 5, 1998, personally appeared CORALEE W. FRIES who
acknowledged the foregoing instrument to be her voluntary act
and deed.Carole A. Amde
Notary Public for Oregon
My Commission Expires: 8/15/00.