



59539

98 JUN 10 AM 1:52

Vol. 198 Page 19786STATE OF OREGON,
WARRANTY DEED County of Klamath ss.

Filed for record at request of:

ATC #05047803
AFTER RECORDING RETURN TO:
JOHN & ANN POPE
2935 DUNLAVIN WAY
CHARLOTTE, NC 28205

Aspen Title & Escrow			
on this	<u>10th</u>	day of	<u>June</u> A.D., <u>1998</u>
at	<u>11:52</u>	o'clock	<u>A. M.</u> and duly recorded
in Vol.	<u>M98</u>	of	<u>Deeds</u> Page <u>19786</u>

Bernetha G. Letsch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEBy Betha G. Letsch
Fee, \$30.00 Deputy.GOLDEN EAGLE INVESTMENT, L.L.C., hereinafter called GRANTOR(S),
convey(s) and warrants to JOHN POPE and ANN A. POPE, husband
and wife, hereinafter called GRANTEE(S), all that real property
situated in the County of KLAMATH, State of Oregon, described
as:Lots 26 and 27, Block 2, BLEY-WAS HEIGHTS, in the County of
Klamath, State of Oregon.

CODE 58 MAP 3714-3CD TL 2300 & 2400

"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
\$40,000.00.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 3rd day of June, 1998.

GOLDEN EAGLE INVESTMENTS, L.L.C.

BY: CaraLee KurutzThe foregoing instrument was acknowledged before me this 4th day
of June, 1998, by CARALEE KURUTZ ss
SIGNER of Golden Eagle Investments,
L.L.C..Before me: [Signature]
Notary Public for Oregon
My commission expires: 10/16/98