

53572

MTC 44191-KA
WARRANTY DEEDVol. M98 Page 19850

WILLIAM E. ADAMS,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

KLAMATH PAWN AND LOAN CO., AN OREGON CORPORATION

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of Klamath and State of Oregon, to wit:

The Northwestern one-half of Lots 6 and 7 in Block 94 of KLAMATH ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is \$ 22,000.00.

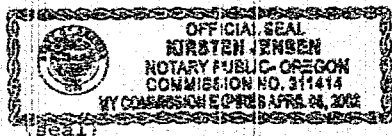
Until a change is requested, all tax statements shall be sent to Grantee at the following address: ,

Dated this 5 day of June, 1998

William E. Adams
WILLIAM E. ADAMS

STATE OF OregonCOUNTY OF KlamathSS. June 5 1998Personally appeared the above named William E. Adams

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Kirsten Jensen
Notary Public for Oregon
My commission expires 4/2/02

MSCROW NO. MT44191-KA

Return to:

ROBERT WAGNER
435 S. 6th
K. Falls, OR.
97601

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle

on this 10th day of June A.D., 1998
at 3:42 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 19850

Bernetha G. Letsch, County Clerk

Fee,

\$30.00

Deputy