

59653

MTC 44478-KA
WARRANTY DEED Vol M98 Page 20051

S. DANIEL RICE,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
 JOSEPH J. D'ANDREA and ROSE M. D'ANDREA, as tenants by the entirety,
 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:

Lot 11, Block 2, FIRST ADDITION TO WINEMA GARDENS, 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 FEES 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 \$ 88,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 1727 WINONA WAY, KLAMATH FALLS, OR 97603

Dated this 11 day of June, 1998

E. Daniel Rice
E. DANIEL RICE

STATE OF OREGON

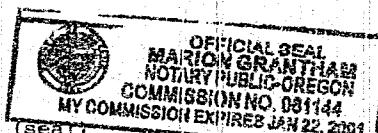
SS. JUNE

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COUNTY OF KLAMATH

Personally appeared the above named E. DANIEL RICE

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Marion Grantham
Notary Public for Oregon
My commission expires 1/22/01

ESCROW NO. MT44478-KA

Return to:

JOSEPH J. D'ANDREA
1727 WINONA WAY
KLAMATH FALLS, OR 97603

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

AmeriTite
on this 11th day of June A.D. 1998
at 3:38 o'clock P.M. and duly recorded
in Vol. M98 of Deeds Page 20051

Bernetha G. Letsch, County Clerk

By *Danielle Wessendorf*
Fee, \$30.00 Deputy