

WILLIAM R. ZUMBRUN and DONNA L. ZUMBRUN, husband and wife,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
HARLAN ROBERT MAYO II. and MARY ELLA MAYO, husband and wife,
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 East 95 feet of Lot 25, VILLA ST. CLAIR, 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 \$ 79,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 4238 BARTLETT AVE., KLAMATH FALLS, OR 97603

Dated this 11 day of June, 1998

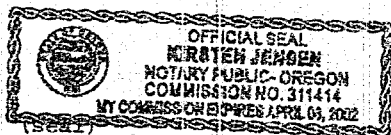
William R. Zumbun
WILLIAM R. ZUMBRUN

Donna L. Zumbun
DONNA L. ZUMBRUN

STATE OF Oregon SS. June 11 19 98
COUNTY OF Klamath

Personally appeared the above named William R. Zumbun
& Donna L. Zumbun

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Kirsten Jensen
Notary Public for Oregon
My commission expires 4/3/02

ESCROW NO. MT44469-KA

Return to:
HARLAN ROBERT MAYO II.
4238 BARTLETT AVE.
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

AMERITITLE
on this 12TH day of JUNE A.D., 1998
at 3:39 o'clock P M. and duly recorded
in Vol. M98 of DEEDS Page 20210

Bernetha G. Leisch, County Clerk

Fee, \$30.00

Deputy