

64207 '98 AUG 10 P3:35

ANN R. LANDIS

5600 AMERICAN AVE.

KLAMATH FALLS, OR. 97601

Grantor's Name and Address

ROBERT A. FIELD

1324 STONEHAVEN DR.

WEST LINN, OR. 97068

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

ROBERT A. FIELD

1324 STONEHAVEN DR.

WEST LINN, OR. 97068

If it requested otherwise, send all tax statements to (Name, Address, Zip):

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

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STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 10th day of August, 1998, at 1:35 o'clock P.M., and recorded in book/roll/volume No. 1493 on page 29312 and/or as fee/file/instrument/microfilm/reception No. 64207, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

By Kathleen Rose, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that ANN R. LANDIS

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ROBERT A. FIELD NORTHWEST INVESTMENT SPECIALISTS hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

LOT 12, BLOCK 31, KLAMATH FOREST ESTATES FIRST ADDITION,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK, KLAMATH COUNTY, OREGON.

This instrument is being recorded as an accommodation only, and has not been examined as to validity, sufficiency or effect it may have upon the herein described property. This courtesy recording has been requested of ASPEN TITLE & ESCROW, INC.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

NO EXCEPTIONS

and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols Φ , if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this 10 day of August, 1998; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 DERIVED IN ORS 30.030.

Ann R. Landis

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on 8/11/98, 1998

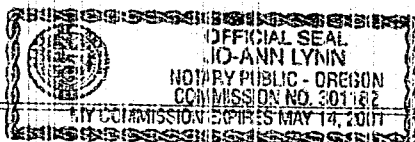
by Ann R. Landis

This instrument was acknowledged before me on _____, 19____

by _____

as _____

of _____



Notary Public for Oregon

My commission expires 5/14/2001