

98 AUG 11 P3:40

WARRANTY DEED

PAUL BARKER and ANSELMA BARKER, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
JED ETTERS,

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:

Beginning at the most Southerly corner of Lot 4 in Block 62 of NICHOLS
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; thence Northwesterly along the Easterly line of Ninth Street 80
feet; thence Northeasterly at right angles to Ninth Street 35 feet;
thence Southeasterly and parallel with Ninth Street 30 feet to the
Northerly line of Lincoln Street; thence Southwesterly along the
Northerly line of Lincoln Street 35 feet to the place of beginning.

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 \$ 47,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 901 LINCOLN STREET, KLAMATH FALLS, OR 97601

Dated this 6th day of August, 1998

Paul Barker
PAUL BARKER

Anselma Barker
ANSELMA BARKER

STATE OF OREGON

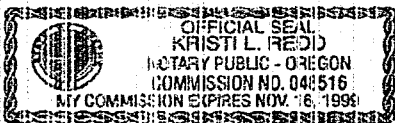
SS. August 6 19 98

COUNTY OF KLAMATH

Personally appeared the above named

PAUL BARKER and ANSELMA BARKER

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kristi L. Redd
Notary Public for Oregon
My commission expires 11/16/99

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

ESCROW NO. MT45329-KR

Return to:

JED ETTERS
901 LINCOLN STREET
KLAMATH FALLS, OR 97601

Amerititle

on this 11th day of August A.D., 1998
at 3:40 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 29476

Fernetha G. Letsch, County Clerk

By Kristi L. Redd

Fee, \$30.00

Deputy