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'98 AUG 14 PM 3:35

MTC 45115-MG
WARRANTY DEED

Vol. 1998 Page 30113

JEAN F. ANDERSON,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
LORI L. GRAHAM, A MARRIED WOMAN,

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:

WEST ONE-HALF OF LOT 4 AND THE WEST 60 FEET OF LOT 5 IN BLOCK 30,
HILLSIDE 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 30.900.

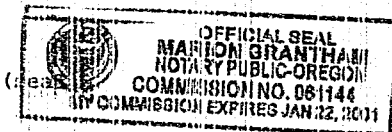
The true and actual consideration for this conveyance is \$ 84,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1321 Johnson Avenue Klamath Falls OR 97601

Dated this 10 day of August, 1998

Jean F. Anderson
JEAN F. ANDERSONSTATE OF Oregon
COUNTY OF Klamath ss. August 10 1998Personally appeared the above named Jean F. Andersonand acknowledged the foregoing instrument to be her voluntary act.

Before me:

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

ESCROW NO. MT45115-MG

Return to:

LORI L. GRAHAM
1321 Johnson Avenue
Klamath Falls OR 97601STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle			
on this	14th	day of	August A.D., 1998
at	3:35	o'clock	P. M. and duly recorded
in Vol.	M9B	of	Deeds Page 30113

Bernetha G. Lusch, County Clerk

By Kathleen Rose

Fee,

\$30.00

Deputy.