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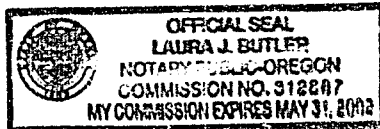
'98 AUG 24 P3:49

Vol. M98 Page 31102WARRANTY DEED
TITLE & ESCROW, INC. ATC 02048172ASPEN TITLE & ESCROW INC.
ESCROW # 02048172
AFTER RECORDING RETURN TO:
ERIC BACHTELL
1839 KANE STREET
KLAMATH FALLS, OREGON 97603UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEJOYCE E. LANDRUM, hereinafter called GRANTOR(S), convey(s) and
warrants to ERIC BACHTELL hereinafter called GRANTEE(S), all
that real property situated in the County of KLAMATH, State of
Oregon, described as:Lot 50 YALTA GARDENS, in the County of Klamath, State of Oregon.
Code 41 Map 3909-2AB TL 3700

"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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage,and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.The true and actual consideration for this transfer is
\$82,000.00.In construing this deed and where the context so requires, the
singular includes the plural.IN WITNESS WHEREOF, the grantor has executed this instrument
this 24th day of AUGUST 1998.Joyce E. Landrum
JOYCE E. LANDRUM

STATE OF OREGON, County of Klamath)ss.

On AUGUST 24th, 1998, personally appeared JOYCE E. LANDRUM who
acknowledged the foregoing instrument to be HER voluntary act
and deed.[Signature]
Notary Public for OREGON
My Commission Expires: 5/31/2002

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 24th day
of August A.D., 19 98 at 3:49 o'clock P M., and duly recorded in Vol. M98
of Deeds on Page 31102.

FEE \$30.00

By Bernetha G. Letsch, County Clerk
Kathleen Kean