

JIM L. EVINS and JACQUELINE EVINS, husband and wife,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
JOHN Q. EMMERT and LINDA G. EMMERT, 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:

Beginning on the West line of Lot A of Subdivision of ENTERPRISE TRACT  
NO. 24, Klamath County, Oregon, 450 feet South of the Northwest corner of  
said Lot A; thence South along the West line of said Lot A 75 feet;  
thence East 299.5 feet; thence North 75 feet; thence West 299.5 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 \$ 67,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 2127 ARTHUR ST., KLAMATH FALLS, OR 97603

Dated this 26 day of August, 1998.

Jim L. Evins  
JIM L. EVINS

Jacqueline Evins  
JACQUELINE EVINS

STATE OF Oregon

COUNTY OF Klamath

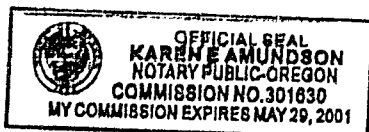
SS.

August 26 1998

Personally appeared the above named

Jim L. Evins and  
Jacqueline Evins

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Karin E. Amundson  
Notary Public for Oregon  
My commission expires 5-29-01

ESCROW NO. MT45641-KJ

Return to:

JOHN Q. EMMERT  
2127 ARTHUR ST.  
KLAMATH FALLS, OR 97603

STATE OF OREGON,  
County of Klamath SS.

Filed for record at request of:

Amerititle  
on this 28th day of August A.D., 1998  
at 3:40 o'clock PM and duly recorded  
in Vol. M98 of Deeds Page 31768

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.