



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01048255

AFTER RECORDING RETURN TO:

PETER M. KAIN

CHERYL L. KAIN

61137 E Hwy 140Bly OR 97622

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

ALLEN J. PODAWILTZ and LOWENE E. PODAWILTZ, husband and wife,
hereinafter called GRANTOR(S), convey(s) and warrants to PETER
M. KAIN and CHERYL L. KAIN, husband and wife, hereinafter
called GRANTEE(S), all that real property situated in the
County of Klamath, State of Oregon, described as:

Lot 8 in Block 2 of NORTH BLY, in the County of Klamath, State
of Oregon.

Code 58, Map 3614-34DC, Tax Lot 5400

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
\$39,900.00.

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 20th day of August, 1998.

Allen J. Podawiltz
ALLEN J. PODAWILTZ

Lowene E. Podawiltz
LOWENE E. PODAWILTZ

STATE OF OREGON, County of Klamath)ss.

The foregoing instrument was acknowledged before me this 2nd
day of September, 1998, by Allen J. Podawiltz and Lowene E.
Podawiltz.

Before me: W. Arlene Addington
Notary Public for Oregon
My Commission Expires: March 22, 2001

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 2nd day
of September A.D., 19 98 at 11:23 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 32319

FEE \$30.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross