



WARRANTY DEED

ATC 03048161

ATC #03048161
 AFTER RECORDING RETURN TO:
 IVIE & ARDIS RICHARDSON
 5 SOUTH WARNER STREET
 ALTURAS, CA 96101

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

BARRY A. RIGO and KAREN D. RIGO, hereinafter called GRANTORS, convey(s) and warrants to IVIE D. RICHARDSON AND ARDIS L. RICHARDSON, HUSBAND AND WIFE, hereinafter called GRANTEE, all that real property situated in the County of Klamath, State of Oregon, described as:

Lots 28, 29, 30, 31, 32 and 33, Block 44, MIDLAND, in the County of Klamath, State of Oregon.

CODE 162 MAP 3908-36DA TL 2400

"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, ANY 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 30.230."

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 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 \$107,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument at this 3rd day of September, 1998.

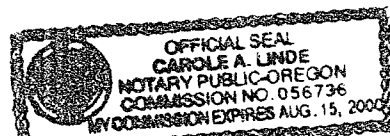
Barry A. Rigo
 BARRY A. RIGO

Karen D. Rigo
 KAREN D. RIGO

STATE OF OREGON, County of Klamath)ss.

On Sept 3, 1998, personally appeared BARRY A. RIGO AND KAREN D. RIGO who acknowledged the foregoing instrument to be their voluntary act and deed.

Carol A. Linde
 Notary Public for Oregon
 My Commission Expires: 8/15/00.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 4th day of Sept A.D. 19 98 at 11:44 o'clock A M., and duly recorded in Vol. M98 of Deeds on Page 32655.

FEE \$30.00

By Bernetha G. Letsch, County Clerk