



66793

98 SEP 24 AIO:18

Vol. 1998 Page 35029WARRANTY DEED  
ATC 02048472ATC #03048472  
AFTER RECORDING RETURN TO:  
DONALD & JOANNE FELLION  
~~PO BOX 150~~ HIVE  
BONANZA, OR 97623UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVES.F. RODNEY TIETJEN and PEGGY TIETJEN, hereinafter called  
GRANTOR(S), convey(s) and warrants to DONALD R. FELLION and  
JOANNE O. FELLION, husband and wife, hereinafter called  
GRANTEE(S), all that real property situated in the County of  
KLAMATH, State of Oregon, described as:Lot 3, Block 40, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT,  
PLAT NO. 2, in the County of Klamath, State of Oregon.

CODE 219 MAP 3811-8DO TL 900

"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  
\$2,500.00.

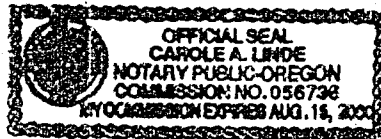
In construing this deed and where the context so requires, the  
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument  
this 24th day of September, 1998.

  
RODNEY TIETJEN  
PEGGY TIETJEN

STATE OF OREGON, County of Klamath)ss.

On September 24, 1998, personally appeared RODNEY TIETJEN AND  
PEGGY TIETJEN who acknowledged the foregoing instrument to be  
their voluntary act and deed.

  
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 & Escrow the 24th day  
of Sept A.D., 19 98 at 10:18 o'clock A M., and duly recorded in Vol. 1998  
of Deeds on Page 35029

FEE \$30.00

By   
Bernetha G. Letsch, County Clerk