

Aspen

TITLE & ESCROW, INC.

WARRANTY DEED

ASPEN TITLE ESCROW NO. 05048273

AFTER RECORDING RETURN TO:

MR. AND MRS. HAROLD WARREN

4721 CLEVELAND

KLAMATH FALLS, OR 97601

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

LEE A. VAN WINKLE, hereinafter called GRANTOR(S), convey(s) and
warrants to HAROLD L. WARREN AND BETTY L. WARREN, Husband and
Wife, hereinafter called GRANTEE(S), all that real property
situated in the County of KLAMATH, State of Oregon, described
as:

Lot 4, Tract 1283, in the County of Klamath, State of Oregon.

CODE 38 MAP 3908-12DA TL 1700

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
\$18,000.00.

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

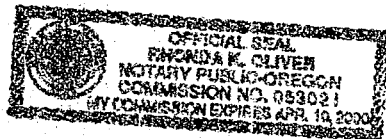
IN WITNESS WHEREOF, the grantor has executed this instrument
this ___ day of October, 1998.

[Signature]
LEE A. VAN WINKLE

STATE OF OREGON, County of Klamath)ss.

On October 9, 1998, personally appeared Lee A. Van Winkle,
who acknowledged the foregoing instrument to be his voluntary
act and deed.

[Signature]
Notary Public for Oregon
My Commission Expires: April 10, 2000



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 9th day
of October A.D., 19 98 at 3:33 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 37312

FEE \$30.00

By *[Signature]* Berntha G. Latsch, County Clerk