



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

ASPEN TITLE ESCROW NO. 05048518
AFTER RECORDING RETURN TO:

BRIAN L. ROSS

1526 Lakeview AV

Klamath Falls OR 97601-6532

Aspen Title Co
on this 16th day of Nov A.D. 1998
at 3:35 o'clock P M. and duly recorded
in Vol. M98 of Deeds Page 41845

Bernetha G. Letsch, County Clerk

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

Fee, \$30.00

By Kathleen Ross

Deputy.

FLOYD WILLIAM TALBERT, hereinafter called GRANTOR(S), convey(s)
to BRIAN L. ROSS, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

Lots 49, 50 and 51, Block 14, INDUSTRIAL ADDITION TO THE CITY
OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE MAP 3809-38D TL 1600

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,

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
\$28,500.00.

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 2nd day of November, 1998.

Floyd William Talbert
FLOYD WILLIAM TALBERT

STATE OF OREGON)

) ss.

County of Klamath)

The foregoing instrument was acknowledged before me this 2nd
day of November, 1998, by Floyd William Talbert.

Before me:
Notary Public for Oregon
My Commission Expires: April 10, 2000

