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'98 NOV 30 AM 11:23

MTC 46609-MS
WARRANTY DEED

Vol. M98 Page 43476

DAVID E. LEWIS AND YVONNE L. LEWIS, AS TRUSTEES OF THE LEWIS LIVING TRUST
ESTABLISHED MAY 16, 1984,Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DAVID S. NELSON and PHYLLIS L. NELSON, husband and wife,Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:THE EASTERLY 1/2 OF GOVERNMENT LOT 29 IN SECTION 14, TOWNSHIP 36 SOUTH,
RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGONSUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.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 30.930.

The true and actual consideration for this conveyance is \$ 10,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 7337 NORTH WILBUR, PORTLAND, OR 97217

Dated this 24 day of NOV, 1998

TRUSTEES OF THE LEWIS LIVING TRUST

BY: David E. Lewis TRUSTEE
DAVID E. LEWISBY: Yvonne L. Lewis TRUSTEE
YVONNE L. LEWISSTATE OF CaliforniaCOUNTY OF OrangeSS. 11/24 19 98Personally appeared the above named DAVID E. LEWISYvonne L. Lewis, Trustees of the Lewis Living Trust established May 16, 1984
and acknowledged the foregoing instrument to be A voluntary act.

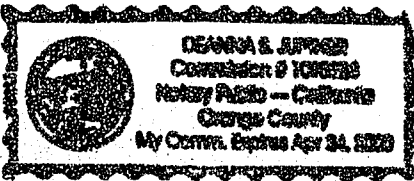
Before me:

Deanna S. Johnston
Notary Public for California - Orange County
My commission expires April 24, 2000

(seal)

ESCROW NO. MT46609-MS

Return to:

DAVID S. NELSON
7337 NORTH WILBUR
PORTLAND, OR 97217

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle
of November A.D., 19 98 at 11:23 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 43476

FEE \$30.00

By Bernetha G. Leisch, County Clerk.
Kathleen R. Roes