

70825

98 DEC -3 P3:29

MTC 44276-KR Vol. M98 Page 44233
WARRANTY DEED

EDWARD A. MEDINA & ROSE MARIE MEDINA, TRUSTEES OF THE MEDINA LOVING TRUST DATED MARCH 19, 1997,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
RICARDO LUIS MEDINA and MICHELE BELEN MEDINA, as tenants by the entirety,
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 North one-half of Lot 14 in Block 7 of ALTAMONT ACRES, according to
the official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon, EXCEPTING THEREFROM the East 5 feet thereof
conveyed to Klamath County for the widening of Bisbee Street by
instrument recorded in Volume M66, page 6206, Microfilm Records of
Klamath County, Oregon.

SUBJECT 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 \$ 55,159.22.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3630 BISBEE STREET, KLAMATH FALLS, OR 97603

Dated this 3rd day of December, 1998.

THE MEDINA LOVING TRUST DATED 3/19/97

BY: Edward A. Medina TRUSTEE
EDWARD A. MEDINA

BY: Rose Marie Medina TRUSTEE
ROSE MARIE MEDINA

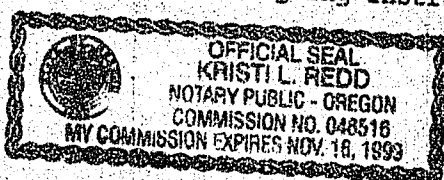
STATE OF OREGON

COUNTY OF KLAMATH

SS. December 3 19 98

Personally appeared the above named EDWARD A. MEDINA & ROSE MARIE MEDINA, TRUSTEES
OF THE MEDINA LOVING TRUST DATED March 19, 1997

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kristi L. Redd
Notary Public for Oregon
My commission expires 11/16/99

ESCROW NO. MT46276-KR

Return to:

RICARDO LUIS MEDINA
3630 BISBEE STREET
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 3rd day of December A.D., 1998
at 3:29 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 44233

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fee, \$30.00

Deputy.