

98 DEC -1 AM 102



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01048722

AFTER RECORDING RETURN TO:
TERRY A. CRANE
4000 RND. CK. RD. #122
K.E. OR 97601

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

KEITH L. STICKLEN and GAYLE Y. STICKLEN, husband and wife,
hereinafter called GRANTOR(S), convey(s) and warrants to TERRY
A. CRANE also known as TERRY ALLEN CRANE, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 34, EXCEPT the Southerly 33.4 feet; the South 3 feet of Lot
35, BAILEY TRACTS, in the County of Klamath, State of Oregon.

Code 41, Map 3909-2DC, Tax Lot 4500

True "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
\$185,000.00.

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 3rd day of December, 1998.

Keith L. Sticklen
KEITH L. STICKLEN

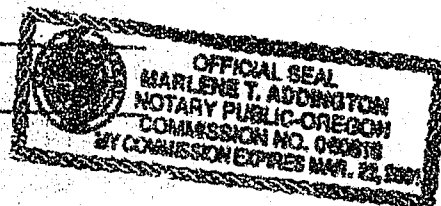
Gayle Y. Sticklen
GAYLE Y. STICKLEN

STATE OF OREGON, County of Klamath)ss.

On December 4, 1998, personally appeared Keith L. Sticklen and
Gayle Y. Sticklen, and acknowledged the foregoing instrument to
be their voluntary act and deed and that of said principal.

Before me: Marlene T. Addington
Notary Public for Oregon

My Commission Expires: 3-22-01



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 7th day
of December A.D., 19 98 at 11:02 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 44548

FEE \$30.00

By Bernetha G. Leisch, County Clerk