

INDIVIDUAL WARRANTY DEED

WPT
40-9203

TAX ACCT. NO. R127874

MAP NO.
K53218

JANE A. MCNAUGHTON AND NEIL H. MCNAUGHTON, AN ESTATE IN FEE SIMPLE AS TENANTS BY THE ENTIRETY, Grantor, conveys and warrants to

DON D. NEWCOMB, SR. and AMBER L. NEWCOMB, husband and wife, as tenants by the entirety, Grantee,

the following described real property situated in KLAMATH County, OR, free of encumbrances except as specifically set forth herein, to-wit:

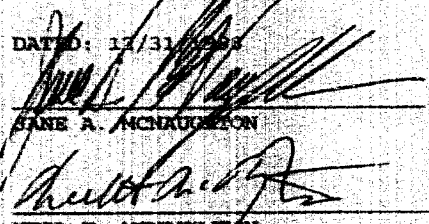
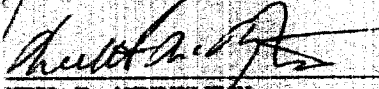
Lot 1, Block 4 of Wagon Trail Acreages No. One, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This conveyance is subject to and excepts:
RIGHTS OF THE PUBLIC IN STREETS, ROADS AND HIGHWAYS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS OF RECORD.

99 JAN -6 P3:13

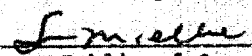
The true consideration for this conveyance is \$12,500.00.

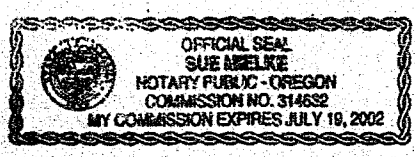
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

DATED: 12/31/1998

JANE A. MCNAUGHTON

NEIL H. MCNAUGHTON

STATE OF OREGON)
) ss.
County of LANE)

This instrument was acknowledged before me on December 31, 1998 by JANE A. MCNAUGHTON and NEIL H. MCNAUGHTON.


Notary Public of Oregon
My commission expires: 7-19-2002



Until a change is requested, all tax statements shall be sent to the following address: LOT 1, BLOCK 4, WAGON TRAIL ACREAGES, LAPINE, OR 97739

After recording return to:
Western Pioneer Title Co., P. O. Box 10146, Eugene, OR 97440

25'

STATE OF OREGON: COUNTY OF KLAMATH: ss.
FILED FOR RECORD AT REQUEST OF
FIRST AMERICAN TITLE
OF JANUARY A.D. 19 99 AT 3:13 o'clock P. M., and duly recorded in Vol. M99
of Deeds on Page 396

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 6th day
of January A.D. 19 99 at 3:13 o'clock P. M., and duly recorded in Vol. M99
of Deeds on Page 396
Linda Smith, County Clerk
By Kathleen Ryan

FEE \$35.00

9
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2

RECEIVED
CLERK OF COUNTY OF KLAMATH
JAN 10 1999

[Signature]
Kathleen Ryan
County Clerk

