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WARRANTY DEED Vol. 1047 Page 2185

JOHN J. WEBER, FREDA MURRE, HAROLD WEBER, AND FRANK WEBER, WHO ACQUIRED TITLE IN FRANK WEBER, NOT AS TENANTS IN COMMON, BUT WITH RIGHTS OF SURVIVORSHIP, (Grantor(s) hereby grant, bargain, sell, warrant and convey to: STEVEN JAMES WIDENER and KAY WIDENER, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
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 whatsoever, 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 PERMITTED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 31.930.

The true and actual consideration for this conveyance is \$ 22,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 777 CALIFORNIA AVENUE, KLAMATH FALLS, OR 97601

Dated this 14th day of January 1999

Fred J. Weber
FRED J. WEBER

By: Harold M. Weber HIS ATTORNEY IN FACT
HAROLD M. WEBER

Freda Murre
FREDA MURRE

Harold M. Weber
HAROLD WEBER

Frank Weber
FRANK WEBER

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on January 14, 1999

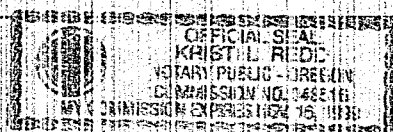
by FREDA MURRE, HAROLD M. WEBER for himself and

as attorney-in-fact

for FRED J. WEBER

Kristen K. Held
Notary Public of Oregon

My commission expires 11/10/99



RECORD NO. MT46773-MS

Return to:
STEVEN JAMES WIDENER
777 CALIFORNIA AVENUE
KLAMATH FALLS, OR 97601

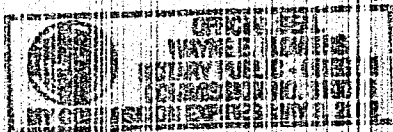
STATE OF OREGON,

County of MARIONFORM No. 11—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 15TH day of JANUARY, 1997,
before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
named FRANK L. DEBEL

known to me to be the identical individual..... described in and who executed the within instrument and
acknowledged to me that HE..... executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.



Wayne E. Stevens
Notary Public for Oregon
My commission expires MAY 3, 2002

EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at the Northwest corner of Lot 3, Block 102, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, OREGON; thence Easterly along the Southerly line of Roosevelt Street, formerly Telly Street, 100 feet; thence Southeasterly parallel with California Avenue 35 feet; thence Westerly parallel with Roosevelt Street 100 feet, more or less, to the Easterly line of California Avenue; thence Northwesterly along the Easterly line of California Avenue 35 feet to the point of beginning, being the Northerly 35 feet of the Westerly 100 feet of Lot 3, Block 102, BUENA VISTA ADDITION TO KLAMATH FALLS, OREGON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

STATE OF OREGON COUNTY OF KLAMATH

Filed for record at request of HERITITLE the 22nd day
of JANUARY A.D. 1999 11:15 A.M. and duly recorded in Vol. 149
of DEEDS on Page 2185

Linda Smith, County Clerk

FEE \$40.00

by Kathleen Ross