

FAYE R. BARNETT,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

CHRIS M. ROWAN and KAREN SUE ROWAN, 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:

Tract 34 of INDEPENDENCE TRACTS, according to the official plat thereof on file in the office of the County Clerk 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 10.930.

The true and actual consideration for this conveyance is \$ 28,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: PO BOX 1963, KLAMATH FALLS, OR 97601

Dated this 12th day of February, 1999.

Faye R. Barnett
FAYE R. BARNETT

STATE OF Oregon SS. 2/12 19 99
COUNTY OF Klamath

Personally appeared the above named Faye R. Barnett

and acknowledged the foregoing instrument to be her voluntary act.



(seal)

Before me:

Pamela J. Spencer
Notary Public for OREGON
My commission expires 8/18/2000

ESCROW NO. MT47286-PS

Return to:

CHRIS M. ROWAN

PO BOX 196

KLAMATH FALLS, OR 97601

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

the 12th day of February A.D. 1999
at 11:36 o'clock AM, and duly recorded
in Vol. 1799, of Deeds on Page 5112

Linda Smith, County Clerk

By Kathleen Rowan, Deputy

Fee, \$30.00