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75447

WARRANTY DEED

Vol. M99 Page 7194KNOW ALL MEN BY THESE PRESENTS, That FLOYD E. BURKS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
PAMELA L. BURKS

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Township 23 South, Range 10 East of the Willamette Meridian
 Section 18: W1/2 of the N1/2 of the SE1/4, Klamath
 County, Oregon, also known as Parcel 1 of Major Land
 Partition No. 17-87 as filed in the Klamath County
 Clerks office.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except that certain Trust Deed to PRISCILLA CONNELL.

and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$55,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural.

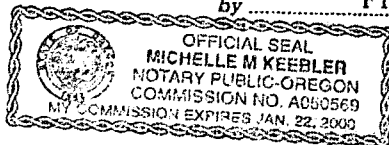
In Witness Whereof, the grantor has executed this instrument this 18th day of February, 1999.

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.

Floyd E. Burks
 FLOYD E. BURKS

STATE OF OREGON, County of Deschutes ss.

This instrument was acknowledged before me on February 18, 1999, by Floyd E. Burks



Michelle M. Keebler
 Notary Public for Oregon
 My commission expires 1/22/2000

FLOYD E. BURKS

P.O. BOX 5846

BEND, OR 97708

Grantor's Name and Address

PAMELA L. BURKS

2034 GLEN ERIN DRIVE

WALLA WALLA, WA 99362

Grantee's Name and Address

After recording return to (Name, Address, Zip):

FLOYD E. BURKS

P.O. BOX 5846

BEND, OR 97708

Until requested otherwise send all tax statements to (Name, Address, Zip):

PAMELA L. BURKS

2034 GLEN ERIN DRIVE

WALLA WALLA, WA 99362

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 2nd day of March, 1999, at 10:51 o'clock A.M., and recorded in book/reel/volume No. M99 on page 7194 and/or as fee/file/instrument/microfilm/reception No. 75447 of the Deed Records of said County.

Witness my hand and seal of County affixed.
Linda Smith, County Clerk

By Arthur Ross Deputy.

Fee: \$30.00

ck
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