

76911

WARRANTY DEED

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ANDREW P. TUJIOS, as Trustee *Atty*
 Grantor(s) hereby grant, bargain, sell, warrant and convey to:
 KENNETH J. BASTIAN and ELLEN K. BASTIAN, 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:

LOT 15, BLOCK 2, PINE RIDGE ESTATES, UNIT 1, ACCORDING TO THE OFFICIAL
 PLAY 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
 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
 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
 PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration for this conveyance is \$ 16,250.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 21 SOUTH KEENE WAY DRIVE, MEDFORD, OR 97504

Dated this 16th day of March, 1999.

Andrew P. Tujios
 ANDREW P. TUJIOS, as Trustee *Atty*

STATE OF HAWAII

City and

COUNTY OF HONOLULU

SS. March 16, 19 99

Personally appeared the above named Andrew P. Tujios, as Trustee

and acknowledged the foregoing instrument to be his voluntary act

Before me:

Sandra C. Brahan
 Notary Public for State of Hawaii
 My commission expires 8/12/2000

ESCROW NO. MT47572-LW

Return to:

KENNETH J. BASTIAN
 21 SOUTH KEENE WAY DRIVE
 MEDFORD, OR 97504

STATE OF OREGON COUNTY OF KLAMATH ss.

Filed for record at request of Amerititle the 25th day
 of March AD 1999 at 11:35 o'clock A. M., and duly recorded in Vol. M99
 of Deeds on Page 10553

FEE \$30.00

Linda Smith, County Clerk

Linda Smith