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'99 APR -9 P3:21

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WARRANTY DEED

Escrow NO.: 02049349
AFTER RECORDING RETURN TO:

Mr. and Mrs. Romani

503 Atkinson St.
Roseville CA 95678

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

James D. English and Jeanette E. Hayes, hereinafter called
GRANTOR(S), convey(s) to John Romani Jr. and Ruth A. Romani,
husband and wife, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HEREIN AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY HEREIN IN
THIS INSTRUMENT IN VIOLATION OF APPLICABLE STATE OR LOCAL
REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, ANY
PERSON ACQUIRING FEED TITLE TO THE PROPERTY SHOULD CHECK WITH THE
APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY
APPROVED USES AND TO DETERMINE ANY LIMITS ON FARMING, FOREST
FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.020."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$35,000.00.

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

IN WITNESS WHEREOF, the grantor has executed this instrument
this 30th day of March 1999.

James D. English
JAMES D. ENGLISH

Jeanette E. Hayes
JEANETTE E. HAYES

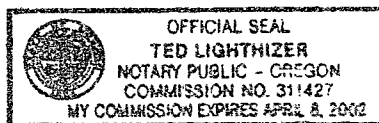
STATE OF OREGON, County of Klamath) ss:

On this 8 day of March, 1999, personally appeared before me
James D. English and Jeanette E. Hayes, known to me, and
the foregoing instrument to be her voluntary act and deed.

Witness me:

Notary Public for Oregon

My Comm. Expires 08/01/2002



12791

The North 25 feet of the S 1/2 S 1/2 SW 1/4 SW 1/4 that lies Easterly of the Sprague River in Section 21, Township 34 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

ALSO

That portion of the N 1/2 S 1/2 SW 1/4 SW 1/4 that lies Easterly of the Sprague River, in Section 21, Township 34 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM the North 50 feet.

TOGETHER WITH easements more fully described in Warranty Deed recorded September 17, 1970 in Book M-70 at Page 8232 and in Warranty Deed recorded June 21, 1976 in Book M-76 at Page 9204.

CODE 8 & 117 MAP 3408-21CO TL 1900
CODE 117 & 8 MAP 3408-21CO TL 1900

STATE OF OREGON - COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 9th day
of April A.D., 1999 at 3:21 o'clock P. M., and duly recorded in Vol. M99
of Deeds on Page 12790

Linda Smith, County Clerk

FEE

\$35.00

by Kathleen Rosa