

99 APR 19 AM 11:41
ANITA WARD,

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

PADILLA HOLDING COMPANY, LLC,

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:

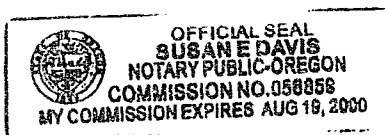
THE NORTHWESTERLY ONE-HALF OF LOTS 9 AND 10 IN BLOCK 84, KLAMATH ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

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 whosoever, 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 \$ 60,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 320 SOUTH SIXTH STREET, KLAMATH FALLS, OR 97601

Dated this 18th day of February 1997.Anita Ward
ANITA WARDSTATE OF OREGON SS. February 18 19 97COUNTY OF KLAMATHPersonally appeared the above named ANITA WARDand acknowledged the foregoing instrument to be her voluntary act.

(seal)

Before me:

Susan E. DavisNotary Public for OregonMy commission expires 8/19/00

ESCROW NO. MT40620-SD

Return to:

PADILLA HOLDING COMPANY, LLC
320 SOUTH SIXTH STREET
KLAMATH FALLS, OR 97601STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Amerititle

the 19th day of April A.D. 1999
at 11:41 o'clock A M., and duly recorded
in Vol. M99 of Deeds on Page 14249

Linda Smith, County Clerk

B. Pauline Mullins Deputy

Fec. \$30.00