



## WARRANTY DEED

STATE OF OREGON, ss  
County of Klamath

Filed for record at request of:

ASPEN TITLE ESCROW NO. 05049366  
AFTER RECORDING RETURN TO:  
GEORGE L. HOWDER  
GEORGIA R. HOWDER  
6342 KATIE LANE  
KLAMATH FALLS, OR 97603

the 19th day of April A.D. 1999  
at 3:33 o'clock P. M. and duly recorded  
in Vol. M99 of Deeds on Page 14415  
Linda Smith, County Clerk

By Pauline J. Mulendore Deputy

Fee, \$30.00

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

U-WANNA PROPERTIES, hereinafter called GRANTOR(S), convey(s)  
and warrants to GEORGE L. HOWDER AND GEORGIA R. HOWDER, HUSBAND  
AND WIFE, hereinafter called GRANTEE(S), all that real property  
situated in the County of Klamath, State of Oregon, described  
as:

Lot 22, Tract 1304, PLEASANT VISTA, in the County of Klamath,  
State of Oregon.

CODE 43 MAP 3909-1BD TL 2400

"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 30.390."

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/or  
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  
\$119,530.00.

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 19TH day of APRIL, 1999.

U-WANNA PROPERTIES

Theodore J. Paddock  
BY: THEODORE J. PADDOCK

STATE OF OREGON, COUNTY OF KLAMATH) ss

The foregoing instrument was acknowledged before me this 19th  
day of April, 1999, by Theodore J. Paddock of U-Wanna  
Properties, a Oregon Corp., on behalf of the  
CORPORATION.

Before me: [Signature]  
Notary Public for Oregon  
My commission expires: April 10, 2000

