

1999 JUN 15 PM 3:43

MTC 48417-PS
WARRANTY DEED

Vol M99 Page 23585

FRANCIS EUGENE LEWIS and IDA MAE LEWIS, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: KLAMATH AUTO WRECKERS, INC., an Oregon Corporation, 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:

of the SE 1/4
The S1/2 of the SE1/4 of the NW 1/4 of Section 16, Township 39 South, Range 14 East of the Willamette Meridian, 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 whomsoever, 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 \$ 25,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3315 WASHBURN WAY, KLAMATH FALLS, OR 97603

Dated this 15 day of JUNE, 1999

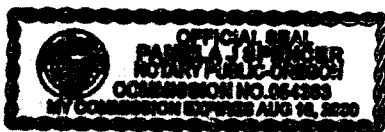
Francis Eugene Lewis
FRANCIS EUGENE LEWIS

Ida Mae Lewis
IDA MAE LEWIS

STATE OF Oregon SS. 6/15 19 99
COUNTY OF Klamath

Personally appeared the above named Francis Eugene Lewis
+ Ida Mae Lewis

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Pamela J. Spencer
Notary Public for OREGON
My commission expires 8/16/2000

ESCROW NO. MT48417-PS

Return to:

KLAMATH AUTO WRECKERS, INC.
3315 WASHBURN WAY
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 6/15/99, at 3:43 p m.
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Linda Smith,
County Clerk Fee \$ 30 - RR