



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01050131

AFTER RECORDING RETURN TO:

Frances B. Vallejos
1649 Siskiyou
Klamath Falls, OR 97601

State of Oregon, County of Klamath

Recorded 8/25/99, at 3:18 p.m.

In Vol. M99 Page 34439

Linda Smith,

County Clerk

Fees 30-62

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

THEODORE H. GEHRMAN AND MURIEL F. GEHRMAN, TRUSTEES, OF THE
THEODORE H. and MURIEL F. GEHRMAN TRUST DATED 10-18-90,
hereinafter called GRANTOR(S), convey(s) to FRANCES B. VALLEJOS,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 1 in Block 12 of HILLSIDE ADDITION TO THE CITY OF KLAMATH
FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-29AA, Tax Lot 6100.

FW "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
\$65,000.00.

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 20th day of August, 1999.

THE THEODORE H. and MURIEL F. GEHRMAN TRUST DATED 10-18-90

BY: *Theodore H. Gehrman*
THEODORE H. GEHRMAN, TRUSTEE

BY: *Muriel F. Gehrman*, Trustee
MURIEL F. GEHRMAN, TRUSTEE

Theodore H. Gehrman
THEODORE H. GEHRMAN, INDIVIDUALLY

Muriel F. Gehrman
MURIEL F. GEHRMAN, INDIVIDUALLY

STATE OF OREGON, County of Klamath)ss.

On this 24th day of August, 1999, personally appeared appeared
the above named THEODORE H. GEHRMAN and MURIEL F. GEHRMAN, both
as Trustees of The Theodore H. and Muriel F. Gehrman Trust Dated
October 18, 1990, and for themselves individually, and
acknowledged the foregoing instrument to be their voluntary act
and deed.

Before me: *Marlene T. Addington*
Notary Public for Oregon
My Commission Expires: March 22, 2001.

