

1999 SEP 10 PM 2: 29



Vol M99 Page 36338

WARRANTY DEED

State of Oregon, County of Klamath
Recorded 9/10/99, at 2:24 p.m.
In Vol. M99 Page 36338
Linda Smith,
County Clerk Fee \$ 36.00

Aspen T. Mc #01050072

AFTER RECORDING RETURN TO:
DANIEL S. FRITZ
MARI C. FRITZ
18012 Freight Road Lane
Klamath Falls OR 97603

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

DONALD BLAIR and PAMELA BLAIR, husband and wife, hereinafter
called GRANTOR(S), convey(s) and warrants to DANIEL S. FRITZ
and MARI C. FRITZ, husband and wife hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 16 in Block 26 of FOURTH ADDITION TO KLAMATH RIVER ACRES,
in the County of Klamath, State of Oregon.

Code 95, Map 3907-35AO, Tax lot 1100

"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, Trust Deed, including
the terms and provisions thereof dated February 10, 1998, recorded
February 25, 1998 in Book M-98, Page 6203, Mortgage Records of
Klamath County, Oregon, in favor of Green Tree Financial Servicing
Corporation, which Trust Deed the
Grantees herein agree to assume and pay according to the terms
and conditions contained therein.,

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 equitable exchange.

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

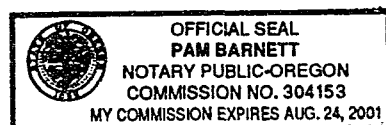
IN WITNESS WHEREOF, the grantor has executed this instrument
this 10th day of August, 1999.

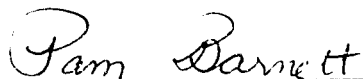

DONALD BLAIR


PAMELA BLAIR

STATE OF OREGON, County of Klamath.

On August 10, 1999, personally appeared
Donald Blair and Pamela Blair, who acknowledged the foregoing
instrument to be their voluntary act and deed.




Pam Barnett

Notary Public for Oregon
My Commission Expires Aug. 24, 2001