

1999 SEP 14 PM 3:32

WARRANTY DEED

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WILLIAM B. JOHNSON AND MARY A. JOHNSON, TRUSTEES OF THE JOHNSON LOVING TRUST,
DATED JULY 29, 1992,

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

JANET MARIE NETTLETON,

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:

Lots 12 and 13 in Block 35, HOT SPRINGS ADDITION to the City of Klamath
Falls, according to the official plat thereof on file in the office of
the County Clerk of Klamath County, Oregon.

TAX ACCOUNT NO.: 3809-028BC-06200

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 185,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1041 ELDORADO AVE., KLAMATH FALLS, OR 97601

Dated this 10th day of September, 1999

THE JOHNSON LOVING TRUST

BY:

WILLIAM B. JOHNSON, TRUSTEE

BY:

MARY A. JOHNSON, TRUSTEE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 10, 1999 by
WILLIAM B. JOHNSON AND MARY A. JOHNSON, TRUSTEES OF THE JOHNSON LOVING TRUST
DATED JULY 29, 1992.

Pamela J. Spencer

(Notary Public for Oregon)

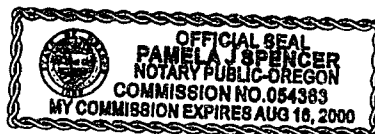
My commission expires

8/16/2000

ESCROW NO. MT49190-PS

Return to:

JANET MARIE NETTLETON
1041 ELDORADO AVE.
KLAMATH FALLS, OR 97601



30th M

State of Oregon, County of Klamath
Recorded 9/14/99, at 3:32 p.m.
In Vol. M99 Page 36713
Linda Smith,
County Clerk Fee \$ 30⁰⁰