

WARRANTY DEED

Vol M99 Page 37225

VICTOR R. D'ORAZIO and BONNIE A. D'ORAZIO, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
LILY SIOU and SHANNON SIOU, with the rights of survivorship,
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:

LOT 1 IN BLOCK 2 OF WILLIAMS 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, AND THAT PORTION OF THE VACATED
ALLEY LYING BETWEEN LOT 1 AND THE U.S. BUREAU OF RECLAMATION "A" CANAL.

TAX ACCOUNT NO.: 3809-028CD-12900-000

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: 5904 NE Sandy Blvd, Portland, OR 97213

Dated this 17th day of September 1999

Victor R. D'Orazio
VICTOR R. D'ORAZIO

Bonnie A. D'Orazio
BONNIE A. D'ORAZIO

State of Oregon
County of KLAMATH

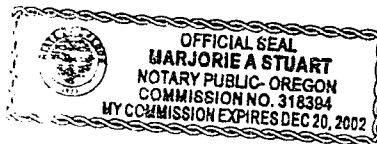
This instrument was acknowledged before me on September 17, 1999 by
VICTOR R. D'ORAZIO AND BONNIE A. D'ORAZIO.

Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT49237-MS

Return to:
LILY SIOU
5904 NE Sandy Blvd
Portland, OR 97213



30⁰⁰
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State of Oregon, County of Klamath
Recorded 9/17/99, at 3:29 m.
In Vol. M99 Page 37225
Linda Smith,
County Clerk Fee \$ 30⁰⁰