

1999 OCT 28 PM 3:38

MTC 49450
WARRANTY DEED

Vol. M99 Page 43217

PAMELA L. BURKS,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
STAN RUSSELL and RENE RUSSELL, husband and wife,
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:

THE NW1/4 OF THE SE1/4 OF SECTION 18, TOWNSHIP 23 SOUTH, RANGE 10 EAST OF
THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, ALSO KNOWN AS PARCEL 1
OF MAJOR LAND PARTITION NO. 17-87 AS FILED IN THE KLAMATH COUNTY CLERKS
OFFICE.

TAX ACCOUNT NO.: 23100000001100

MAP/TAX LOT: KEY #134875

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 115,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: P.O. BOX 2099, LA PINE, OR 97739

Dated this 25th day of Oct, 1999

Pamela J. Burks
PAMELA L. BURKS

State of Oregon
County of Deschutes

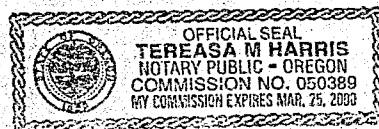
This instrument was acknowledged before me on October 25, 1999 by PAMELA
L. BURKS.

Teresa M. Harris
(Notary Public)

My commission expires 3-25-00

ESCROW NO. BT023618CD

Return to:
STAN RUSSELL
P.O. BOX 2099
LA PINE, OR 97739



State of Oregon, County of Klamath
Recorded 10/28/99, at 3:38 p.m.
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Linda Smith,
County Clerk Fee \$ 30⁰⁰