

1999 DEC -8 PM 2:33



Vol. M99 Page 48366

WARRANTY DEED

ASPEN TITLE ESCROW NO. 01050584

AFTER RECORDING RETURN TO:
Mr. and Mrs. Joseph W. Pridemore, Sr.

4631 T. Thompson
Klamath Falls, OR 97613

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

CATHERINE E. RICE, hereinafter called GRANTOR(S), convey(s) and
warrants to JOSEPH W. PRIDEMORE, SR. and KIMBERLY R. PRIDEMORE,
husband and wife, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

Lots 29 and 30 in Block 11, ST. FRANCIS PARK, in the County of
Klamath, State of Oregon.

Code 41, Map 3909-2CD, Tax Lot 1400

"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.

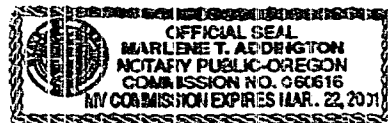
IN WITNESS WHEREOF, the grantor has executed this instrument
this 6th day of December, 1999.

Catherine E. Rice
CATHERINE E. RICE

STATE OF OREGON, County of Klamath)ss.

On December 7, 1999, personally appeared the above named
Catherine C. Rice, and acknowledged the foregoing instrument to
be her voluntary act and deed.

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



State of Oregon, County of Klamath
Recorded 12/08/99, at 2:33 p.m.
In Vol. M99 Page 48366
Linda Smith,
County Clerk Fees 30⁰⁰