



WARRANTY DEED

State of Oregon, County of Klamath
 Recorded 1/4/00, at 3:12 p.m.
 In Vol. M00 Page 337
 Linda Smith,
 County Clerk Fee \$ 21.00

ASPEN TITLE ESCROW NO. 01050705

AFTER RECORDING RETURN TO:
 JONES/THOMAS/HOWARD LTD PARTNERSHIP
3939 So. 6th St. - Suite 202
Klamath Falls, OR. 97603

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

CALE ARRITOLA, hereinafter called GRANTOR(S), convey(s) and warrants to JONES/THOMAS/HOWARD LIMITED PARTNERSHIP, an Oregon limited partnership, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 4 in Block 7 of FAIRVIEW ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-29DB, Tax Lot 4600

"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 December 30, 1996, and recorded January 15, 1997, in Book M-97, Page 1359, Mortgage Records of Klamath County, Oregon, in favor of Perry W. Watson and Betty Watson, husband and wife, wife, 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 \$49,900.00.

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 3rd day of January, 2000.


 CALE ARRITOLA

STATE OF OREGON, County of Klamath)ss.

On January 4, 2000, personally appeared Cale Arritola who acknowledged the foregoing instrument to be his voluntary act and deed.


 Notary Public for Oregon
 My Commission Expires: 3-22-01

