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WARRANTY DEED

LILLIAN DERRA, hereinafter referred to as Grantor, does hereby grant, bargain, sell and convey unto JOSE ENRIQUE VENEGAS and MARIA TEREASA VENEGAS, hereinafter referred to as Grantees, their heirs, successors and assigns, that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows:

Lots 5 and 6 in Block 54, of the Supplemental Plat of the CITY OF MALIN, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of the Klamath County, Oregon.

to have and to hold the same unto Grantees, their heirs, successors and assigns forever.

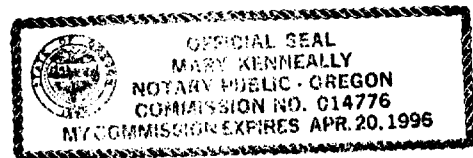
Grantor hereby covenants to and with said Grantees, their heirs, successors and assigns, that the above-granted premises are free and clear of all encumbrances, except those noted above, and that Grantor will warrant and forever defend the above-granted premises and every part and parcel thereof against the lawful demands and claims of all persons whomsoever, except those claiming under the above-described encumbrances.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

The true and actual consideration paid for this transfer is \$35,000.00.

IN WITNESS WHEREOF, the Grantor executed this instrument this 10th day of September, 1993.

Lillian Derra  
Lillian Derra



STATE OF OREGON, County of Klamath) ss.

Before me this 10 day of September, 1993, personally appeared the above-named LILLIAN DERRA, the above-named Grantor and acknowledged the foregoing instrument to be her voluntary act and deed.

Mary Kenneally  
Notary Public for Oregon  
My Commission Expires: 4/20/96

STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 1993 at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in Vol. M 93, Page \_\_\_\_\_ in the Official Records of Klamath County, Oregon.

EVELYN BIEHN

By \_\_\_\_\_  
Deputy

AFTER RECORDING, RETURN TO:

JOSE ENRIQUE & MARIA TEREASA VENEGAS  
P. O. Box 395  
Malin, OR 97632

AMERITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

State of Oregon, County of Klamath  
Recorded 06/02/00, at 3:27 p m.  
In Vol. M00 Page 20111  
Linda Smith,  
County Clerk Fee \$ 21.00

21.00