

2000 AUG -1 PM 3: 26

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WARRANTY DEED

ASPEN TITLE ESCROW NO. 01051323

State of Oregon, County of Klamath
Recorded 08/01/00, at 3:26 p. m.
In Vol. M00 Page 28166
Linda Smith,
County Clerk Fee\$ 21.00

AFTER RECORDING RETURN TO:

KEITH A. ESKILDSON

LESLIE ESKILDSON

5712 Glenridge Way
Klamath Falls OR 97603

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

IVIE P. RICHARDSON and ARDIS L. RICHARDSON, husband and wife,
hereinafter called GRANTOR(S), convey(s) and warrants to KEITH
A. ESKILDSON and LESLIE ESKILDSON, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 28, 29, 30, 31, 32 and 33 in Block 4 of MIDLAND, in the
County of Klamath, State of Oregon. TOGETHER WITH that portion
of vacated Main Street which inured thereto by Order to Vacate,
recorded February 11, 1981 in Book M-81, at Page 2111.

Code 162, Map 3908-36DA, Tax Lot 2400

"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
\$123,500.00.

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 31st day of July, 2000.

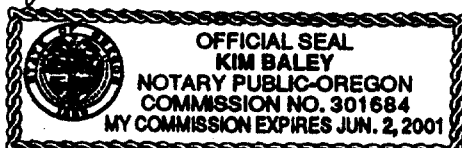
Ivie P. Richardson
IVIE P. RICHARDSON

Ardis L. Richardson
ARDIS L. RICHARDSON

STATE OF OREGON, County of Klamath)ss.

On August 1st, 2000, personally appeared the above named Ivie
P. Richardson and Ardis L. Richardson, and acknowledged the
foregoing instrument to be their voluntary act and deed.

Before me: Kim Baley
Notary Public for Oregon
My Commission Expires: June 2, 2001



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