

2000 OCT -6 PM 3: 29



WARRANTY DEED

Vol M00 Page 36753

ASPEN TITLE ESCROW NO. 01051715

AFTER RECORDING RETURN TO:

Mr. and Mrs. Michael A. Newell

P.O. Box 5122
Klamath Falls, OR 97601

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

AARON E. ABTS AND LOIS M. ABTS, hereinafter called GRANTOR(S),
convey(s) and warrants to MICHAEL A. NEWELL and PATTI A.
NEWELL, HUSBAND AND WIFE hereinafter called GRANTEE(S), all
that real property situated in the County of Klamath, State of
Oregon, described as:

Lot 2, Block 1, CHIA PARK, TRACT NO. 1151, in the County of
Klamath, State of Oregon.

Code 1, Map 3809-19DC, Tax Lot 3400

"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
\$66,000.00.

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 2nd day of OCTOBER 2000.

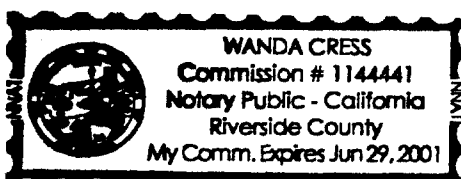
Aaron E. Abts
ARRON E. ABTS

Lois M. Abts
LOIS M. ABTS

California Riverside
STATE OF ~~OREGON~~, County of ~~Klamath~~ ss.

On October 5, 2000, personally appeared the above named
Arron E. Abts and Lois M Abts, and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me: Wanda Cress Wanda Cress
Notary Public for Oregon California
My Commission Expires: June 29, 2001



26A

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

STATE OF CALIFORNIA

COUNTY OF

On

Riverside } SS

before me,

October 5, 2000 Wanda Cress

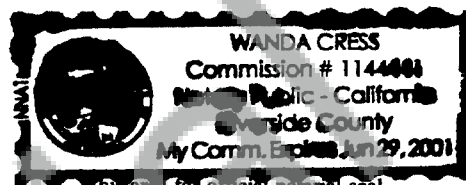
personally appeared

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Wanda Cress



This area for official notarial seal.

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

DESCRIPTION OF ATTACHED DOCUMENT

Title or Type of Document:

Warranty Deed

Document Date:

10/2/00

Number of Pages:

1

Signer(s) other than named above

None

CAPACITY(IES) CLAIMED BY SIGNER(S)

☒ INDIVIDUAL☐ CORPORATE OFFICER(S)
TITLE(S) _____☐ PARTNER(S)- ☐ LIMITED
☐ GENERAL☐ ATTORNEY-IN-FACT☐ TRUSTEE(S)☐ GUARDIAN OR CONSERVATOR☐ OTHER _____Right Thumbprint
of Signer

Top of thumb here

Notary
Record☐ INDIVIDUAL☐ CORPORATE OFFICER(S)
TITLE(S) _____☐ PARTNER(S)- ☐ LIMITED
☐ GENERAL☐ ATTORNEY-IN-FACT☐ TRUSTEE(S)☐ GUARDIAN OR CONSERVATOR☐ OTHER _____Right Thumbprint
of Signer

Top of thumb here

SIGNER IS REPRESENTING:

State of Oregon, County of Klamath
Recorded 10/06/00, at 3:29 P.m.
In Vol. M00 Page 36753
Linda Smith,
County Clerk Fee \$26.00