

'01 MAY 31 PM 3:17

MTL 53982-LB

WARRANTY DEED

Vol M01 Page 25578

ROBERT C. ROBERTS and ORLANDA ROBERTS, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
VANCE A. THOMAS and SUSAN L. THOMAS, as tenants by the entirety,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of **KLAMATH** and State of Oregon, to wit:

Lot 4 in block 4 of MOYINA MANOR, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.

ACCT3909001AB07700

KEY #504449

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is 108,000.00.

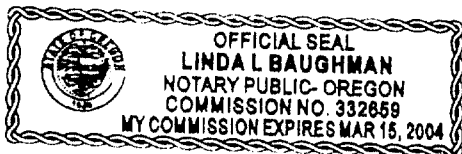
Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 6528 CLIMAX AVENUE, KLAMATH FALLS, OR 97603

Dated this 31 day of May, 2001.

Robert C. Roberts
ROBERT C. ROBERTS
BY: Orlanda Roberts
ROBERT C. ROBERTS, BY ORLANDA
ROBERTS HIS ATTORNEY IN FACT
Orlanda Roberts
ORLANDA ROBERTS

State of Oregon
County of KLAMATH

On this the 31 day of May, 2001, personally appeared ROBERT C.
ROBERTS AND ORLANDA ROBERTS, as attorney in fact for ROBERT C. ROBERTS and
ORLANDA ROBERTS and that THEY executed the foregoing instrument by authority of
and in behalf of said principal; and THEY acknowledged said instruments to be
the act and deed of said principal.



Before me:

Linda L. Baughman
(Notary Public for Oregon)

My commission expires 3-15-04

ESCROW NO. MT53982-LB

Return to:
VANCE A. THOMAS
6528 CLIMAX AVENUE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 05/31/01, at 3:17 p. m.
In Vol. M01 Page 25578
Linda Smith,
County Clerk Fee \$ 21.00