

'01 OCT 19 AM 11:16

MT 55384-KR
WARRANTY DEED

Vol. M01 Page 53123

STEPHEN L. CAMPBELL and CHERALYNN G. CAMPBELL, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

KAREN L. NIELSEN,

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 40 in Block 1 of Tract 1078-SECOND ADDITION TO KELENE GARDENS,
according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

3909-015AA-12000-000

KEY #577824

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.

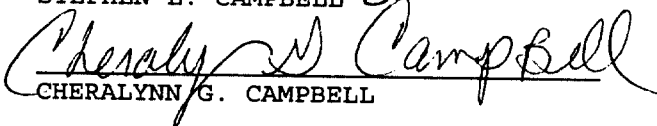
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 96,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 4900 LORRAYNE PLACE, KLAMATH FALLS, OR 97603

Dated this 19 day of Oct, 01.

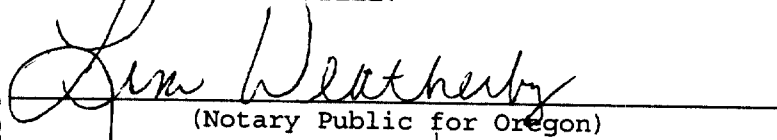

STEPHEN L. CAMPBELL


CHERALYNN G. CAMPBELL

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 19, 2001 by
STEPHEN L. CAMPBELL AND CHERALYNN G. CAMPBELL.




(Notary Public for Oregon)

My commission expires 11/20/2003

ESCROW NO. MT55384-KR

Return to:

KAREN L. NIELSEN
4900 LORRAYNE PLACE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 10/19/01 at 11:16 a.m.
In Vol. M01 Page 53123
Linda Smith,
County Clerk Fee\$ 21.00