

'01 OCT 23 PM3:10

MTG 1396-3267
WARRANTY DEED

Vol. MQ1 Page 53942

MARY G. CLIZBE,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
RYAN P. JANES and BRENDA M. MCALEAVEY, with the rights of survivorship,
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, Block 21, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO.
1, according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

ACCT#3711-028A0-00200
ACCT#M170094

KEY#397305
KEY#M26545

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 29,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , 1801 IVORY STREET, KLAMATH FALLS, OR 97603

Dated this 19th day of October, 2001.

Mary G. Clizbe
MARY G. CLIZBE

State of Oregon
County of KLAMATH

AMERITITLE 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.

This instrument was acknowledged before me on October 19, 2001 by MARY
G. CLIZBE.

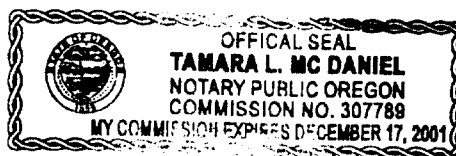
Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/01

ESCROW NO. MT55374-TM

Return to:

RYAN P. JANES
1801 IVORY STREET
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 10/23/01 at 3:10 p. m.
In Vol. M01 Page 53942
Linda Smith,
County Clerk Fee\$ 21.00

21.00