

33004

UNTIL A CHANGE IS REQUESTED
ALL TAX STATEMENTS SHOULD
BE SENT TO THE FOLLOWING:

1693 Milligan

Coos Bay, OR 97420

WARRANTY DEED

ROBERT W. BERGER and JAMIE SUE BERGER, Grantors,
convey and warrant to PATRICK W. DINKINS and ELEANOR DINKINS,
husband and wife, Grantees, the following described real
property free of encumbrances except as specifically set
forth herein:

Lot Three (3), Block One (1), WAGON TRAIL
ACREAGES NO. 2, according to the official
plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Declaration, restrictions, protective covenants and conditions for Wagon Trail Ranch, recorded in Volume M72, Page 9766, Microfilm Records of Klamath County, Oregon.
2. A 12-foot utility easement along the Easterly lot line as shown on dedicated Plat.
3. An easement created by instrument, including the terms and provisions thereof, dated August 13, 1976 and recorded August 18, 1976 in Volume M76, Page 12797, Microfilm Records of Klamath County, Oregon for a non-exclusive road easement.

This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify appropriate uses.

1514

The true and actual consideration for this conveyance is Five Thousand and No/100's Dollars (\$5000.00).

DATED this 29th day of October, 1983.

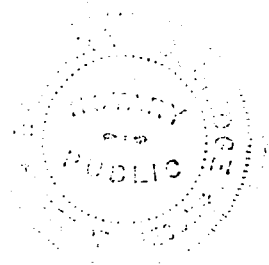
Robert W. Berger
ROBERT W. BERGER

Jamie Sue Berger
JAMIE SUE BERGER

STATE OF OREGON)
County of) ss.

Personally appeared the above named Robert W. Berger and Jamie Sue Berger and acknowledged the foregoing instrument to be their voluntary act and deed.

Barbara Woodbridge
Notary Public for Oregon
My Commission Expires: 7-20-86



STATE OF OREGON,)
County of Klamath)
Filed for record at request of

after Recording Return to:
Patrick Hendlin
1693 Milligan
Coos Bay, Or 97420

on this 27th day of Jan A.D. 19 84
at 12:00 o'clock P M, and duly
recorded in Vol. MPH of Deeds
Page 1513

EVELYN BIEHN, County Clerk

By Tom [Signature] Deputy

Fee 2.00