

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT POLLY E. KAPPEN aka POLLY EMORINE KAPPEN

hereinafter known as grantor, for the consideration hereinafter stated
has bargained and sold, and by these presents does grant, bargain, sell and convey unto

FRANK J. PETROSKI and BETTY J. PETROSKI
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 9 of New Deal Tracts, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Liens and assessments of Klamath Project and Enterprise Irrigation
District, and regulations, easements, contracts, water and irrigation rights in
connection therewith.

Rules and regulations and assessments of South Suburban Sanitary District.

Conditions and Restrictions, including the terms and provisions thereof, as contained
in the deed from A. J. Tracy and Eva Tract, husband and wife, to Robert Eaton and
Ludean Eaton, husband and wife, dated November 2, 1942, recorded March 29, 1945, in
Volume 174 page 499, deed records of Klamath County, Oregon, as follows: EXCEPTING
and reserving to first party, their successors and assigns, the right of way time
to construct, build and erect ditches, telephone lines, telegraph lines and electric
power lines in and upon said premises, and to keep and maintain the same, said right
to be for the benefit of the lands and premises adjoining the above described land.

PROPERTY SOLD IN "AS IS" CONDITION.

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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 17,000.00
However, the actual consideration includes other property which is part of the consideration.
(Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an
estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and
their assigns, that she is the owner in fee simple of said premises; that they are free from
all incumbrances,

and that she will warrant and defend the same from all lawful claims whatsoever,
except those above set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and seal
this 4th day of November 1988

Polly Emorine Kappen (SEAL)
Kappen (SEAL)

Polly Emorine Kappen (SEAL)
E. Cynthia Jensen (SEAL)

STATE OF OREGON, County of Klamath ss. November 4, 1988

Personally appeared the above named Polly E. Kappen aka Polly Emorine Kappen

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Debra Beekunghen
Notary Public for Oregon
My commission expires 12-19-88

After recording return to:

Mr. & Mrs. Frank Petroski
1553 Gary St.

Klamath Falls, Oregon 97603

Until a change is requested, all tax statements
shall be sent to the following name and address:
Same as above

STATE OF OREGON,

County of _____ } ss.

I certify that the within instrument was re-
ceived for record on the _____ day of _____,
19____, at _____ o'clock _____ M., and recorded in book
_____ on page _____ Record of Deeds of
said County.

Witness my hand and seal of County affixed.

County Clerk-Recorder

By _____

Deputy

From the Office of
WILLIAM L. SISEMORE
First Federal Bldg.
540 Main Street
Klamath Falls, Oregon 97601

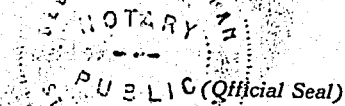
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FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath } ss.

On this the 4th day of November, 19 88 personally appeared
Cynthia L. Jensen
 who, being duly sworn (or affirmed), did say that she is the attorney in fact for
Polly Emorine Kappen and
 that she executed the foregoing instrument by authority of and in behalf of said principal; and she acknowl-
 edged said instrument to be the act and deed of said principal.



Commission Expires 12-19-88

Before me:

Debra Buckingham
 (Signature)

Escrow Officer

(Title of Officer)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 4th day
 of Nov. A.D., 19 88 at 2:02 o'clock P.M., and duly recorded in Vol. M88,
 of Deeds on Page 18752

FEE \$13.00

Evelyn Biehn, County Clerk

By Pauline Muehlenberg