

KNOW ALL MEN BY THESE PRESENTS, That
MATTHEW L. RYSER and HEIDI D. RYSER, as tenants by the entirety
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by EVELYN L. HARTMAN, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lot 10 and the Easterly 12.5 feet of Lot 9, Block 43, GRANDVIEW ADDITION TO BONANZA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as the date of this deed

and that 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 35,000.00

~~THE GRANTOR HEREBY WARRANTS AND FOREVER DEFENDS 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.~~

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 18 day of April, 1994; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,)
 County of KLAMATH) ss.
APRIL 18, 1994.

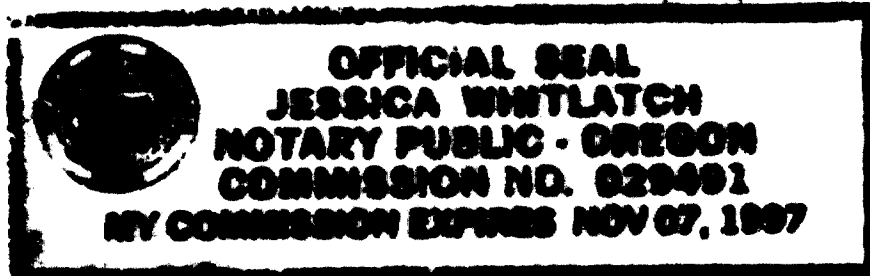
Matthew L. Ryser
 MATTHEW L. RYSER
Heidi D. Ryser
 HEIDI D. RYSER

Personally appeared the above named _____
 MATTHEW L. RYSER
 HEIDI D. RYSER

_____ and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

Before me:

Jessica Whitlatch
 Notary Public for Oregon
 My commission expires: 11/7/97



STATE OF OREGON, County of _____) ss.
 The foregoing instrument was acknowledged before me this _____, 19____, by _____, president, and by _____, secretary of _____

a _____ corporation, on behalf of the corporation.
 Notary Public for Oregon
 My commission expires: _____ (SEAL)

MATTHEW L. RYSER and HEIDI D. RYSER
 P.O. BOX 142
 BONANZA, OR 97623

GRANTOR'S NAME AND ADDRESS

EVELYN L. HARTMAN
 P.O. BOX 26
 BONANZA, OR 97623

GRANTEE'S NAME AND ADDRESS

After recording return to:
 EVELYN L. HARTMAN
 P.O. BOX 26
 BONANZA, OR 97623

NAME, ADDRESS, ZIP

Until a change is requested all my statements shall be sent to the following address:

EVELYN L. HARTMAN
 P.O. BOX 26
 BONANZA, OR 97623

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 21st day of April, 1994, at 10:26 o'clock A. M., and recorded in book M94 on page 11891 or as file reel number 79483, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
 Recording Officer
 By Deborah M. Miller Deputy

Fee \$30.00