

WARRANTY DEED

MTC35846MS

ENVER BOZGOZ and DIANE BOZGOZ, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey to
 KENT L. PEDERSON and LINDA L. PEDERSON, husband and wife,
 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:
 SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
 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 \$ 70,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 6264 JUNIPER WAY, KLAMATH FALLS, OR 97603

Dated this 17 day of July, 1995

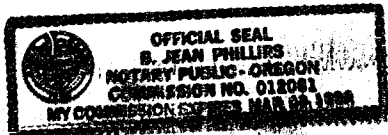
Enver Bozgoz
 ENVER BOZGOZ
Diane Bozgoz
 DIANE BOZGOZ

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. July 17 19 95
 COUNTY OF Klamath

Personally appeared the above named Enver Bozgoz and Diane Bozgoz
 and acknowledged the foregoing instrument to be their voluntary act.

Before me [Signature]
 Notary Public for Oregon
 My commission expires 3-29-96



(seal)

Return to:
 KENT L. PEDERSON
 6264 JUNIPER WAY
 KLAMATH FALLS, OR 97603

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 8 and that portion of Lot 9, Block 2, HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwesterly corner of said Lot 9 on Pine Street; thence Northwesterly along the Westelry line of said Lot, 120 feet; thence Northeasterly parallel with Pine Street 50 feet to the Easterly line of said lot; thence Southeasterly along the Easterly line of said Lot, 120 feet to Pine Street; thence Southwesterly along Pine Street 50 feet to the place of beginning, being the Southeasterly 120 feet of said Lot 9, Block 2, Hot Springs Addition to the City of Klamath Falls, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 18th day
of July A.D., 19 95 at 10:24 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 18483

FEE \$35.00

By Bernetha G. Lisch County Clerk