

WARRANTY DEED

Vol. M95 Page 18858

UTC 357234F

DAVID W. SEUTTER, TRUSTEE OF THE DAVID W. SEUTTER TRUST AND MARJORIE J. SEUTTER, TRUSTEE OF THE MARJORIE J. SEUTTER TRUST, Grantor(s) hereby grant, bargain, sell and convey to RICHARD M. MURRAY and DARLENE F. CAIN, as tenants in common, 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 8 in Block 4 of SECOND ADDITION TO PINE GROVE PONDEROSA, Tract 1153, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$ 25,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5023 MAZAMA, KLAMATH FALLS, OR 97603

Dated this 18 day of July, 1995

David W. Seutter, TRUSTEE
TRUSTEE OF THE DAVID W. SEUTTER TRUST

Marjorie J. Seutter, TRUSTEE
TRUSTEE OF THE MARJORIE J. SEUTTER TRUST

NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

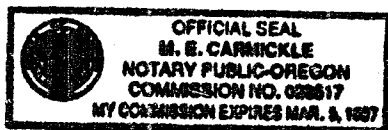
COUNTY OF KLAMATH

SS. July 20 19 95

Personally appeared the above named

DAVID W. SEUTTER AS TRUSTEE OF THE DAVID W. SEUTTER TRUST AND MARJORIE J. SEUTTER AS TRUSTEE OF THE MARJORIE J. SEUTTER TRUST

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

M. E. Carmickle

Notary Public for OREGON

My commission expires 03/05/97

(seal)

Return to:

RICHARD M. MURRAY
5023 MAZAMA
KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 20th day of July A.D., 19 95 at 3:47 o'clock P M., and duly recorded in Vol. M95 of Deeds on Page 18858

FEE \$30.00

By Bernetha G. Letch, County Clerk