

WARRANTY DEED

MTC 36119

HAROLD ELLIOT,

Grantor(s) hereby grant, bargain, sell and convey to
RONNIE SIMONDS and PATRISHA NAVE or the survivor thereof,
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 30 in Block 3 of PLAT NO. 1204, LITTLE RIVER RANCH, 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:

Trust Deed, subject to the terms and provisions thereof, given to secure
an indebtedness with interest thereon and such future advance as may be
provided therein;

Dated: August 11, 1995

Recorded: August 16, 1995

Volume: M95, page 21767, Microfilm Records of Klamath County, Oregon

Amount: 224,000.00

Grantor: Harold Elliot

Trustee: Bend Title Company

Beneficiary: Martha C. Rohlfing

(covers other property)

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 \$ 19,950.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 63070 NELS ANDERSON RD SPACE 10, BEND, OR 97701

Dated this 30th day of August, 1995.

Harold Elliot
HAROLD ELLIOT

NOTARY ACKNOWLEDGEMENT

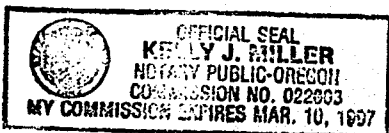
STATE OF OREGON

SS. August 30 19 95

COUNTY OF DESCHUTES

Personally appeared the above named Harold Elliot

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Kelly J. Miller

Notary Public for Oregon

My commission expires 03/10/97

Return to:

RONNIE SIMONDS

63070 NELS ANDERSON RD SPACE 10

BEND, OR 97701

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2004 2004 2004

00-08-05903:45 ROAD
WARRANTY DEED

24418

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 8th day
of Sept. A.D., 19 95 at 3:42 o'clock P. M., and duly recorded in Vol. M95
of Deeds on Page 24417

FEE

\$35.00

Bernetha G. Leisch, County Clerk
By Smith Clutty

Unofficial Copy

2004 2004 2004

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