

MTC 36301DS

KARL BUEHLER, JR.,

Grantor(s) hereby grant, bargain, sell and convey

DAVID G. HOPPE and CANDACE E. AMBORN, as tenants by the entirety,

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 \$ 63,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 939 ELDORADO AVE., KLAMATH FALLS, OR 97601

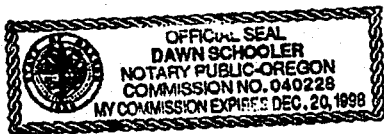
Dated this 29 day of Sept, 1995

Karl Buehler
KARL BUEHLER, JR.

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. September 29 19 95
COUNTY OF Klamath
Personally appeared the above named Karl Buehler, JR.

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Dawn Schooler
Notary Public for Oregon

My commission expires 12/20/98

Return to:

DAVID G. HOPPE
939 ELDORADO AVE.
KLAMATH FALLS, OR 97601

09-29-95P03:46 RCVD

EXHIBIT "A" LEGAL DESCRIPTION

The Southwesterly 100 feet of Lot 12 in Block 36, HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon, fronting 50 feet on Eldorado Avenue and running back 100 feet on Manzanita Street, said property being more particularly described as follows:

Beginning at the most Westerly corner of said Lot 12 in said Block 36 at the corner of Eldorado Avenue and Manzanita Street; thence following the Northerly line of said Lot 12 and along Manzanita Street, a distance of 100 feet; thence Southeasterly and parallel with Eldorado Avenue and at right angles to Manzanita Street 50 feet to the Northerly line of Lot 13; thence at right angles Southwesterly and parallel with Manzanita Street 100 feet to Eldorado Avenue; thence in a Northwesterly direction along Eldorado Avenue 50 feet to the place of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 29th day
of Sept A.D., 19 95 at 3:46 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 26514

FEE \$35.00

Bernetha G. Lisch, County Clerk

By Spitt