

After recording return to grantee herein. 95 DEC 12 9:32
 Until a change is requested send all tax
 statements to grantee herein.

TITLE NO: K-48724
 ESCROW NO: 27-23992
 TAX ACCT. NO: 142161
 MAP NO: 2310-36D-9200

GRANTEE'S NAME AND ADDRESS:

RENEE V. PETERSON
 53925 PINE GROVE ROAD
 LAPINE, OR 97739

WARRANTY DEED -- STATUTORY FORM
 (INDIVIDUAL or CORPORATION)

DOROTHY ATWOOD Grantor,

conveys and warrants to:

RENEE V. PETERSON, Grantee,

the following described real property free of encumbrances except as
 specifically set forth herein:

SEE EXHIBIT "A" WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 consideration for this conveyance is \$5,000.00. However, if the
 actual consideration consists of or includes other property or other value
 given or promised, such other property or value was part of the/the whole of
 the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of
 Directors.

Dated this 7th day of December, 1995.

GRANTOR(S):

Dorothy Atwood
 DOROTHY ATWOOD

STATE OF ~~OREGON~~ County of Carson) ss.
newada

This instrument was acknowledged before me on Dec 7th, 1995,
 by DOROTHY ATWOOD

Ingrid Robinson
 Notary Public for ~~Oregon~~
newada

My commission expires: Feb 1, 1999



EXHIBIT "A"

LOT 12 IN BLOCK 11 SUN FOREST ESTATES, TRACT 1060, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

SUBJECT TO:

1. TRANSMISSION LINE EASEMENT DATED SEPTEMBER 13, 1951 AND RECORDED OCTOBER 9, 1951 IN VOLUME 250 PAGE 282, DEED RECORDS OF KLAMATH COUNTY, OREGON.
2. MINERAL RIGHTS RESERVED IN DEED DATED OCTOBER 1966 AND RECORDED OCTOBER 25, 1966, IN VOLUME M66, PAGE 11271, DEED RECORDS OF KLAMATH COUNTY, OREGON.
3. EASEMENT DATED JUNE 12, 1972 AND RECORDED JUNE 30, 1972 IN VOLUME M72 PAGE 7124, DEED RECORDS OF KLAMATH COUNTY, OREGON.
4. RESERVATIONS AND RESTRICTIONS IN THE DEDICATION AND ON THE PLAT OF SUN FOREST ESTATES, TRACT 1060.
5. ARTICLES OF ASSOCIATION OF SUN FOREST ESTATES PROPERTY OWNERS, DATED SEPTEMBER 7, 1972 AND RECORDED SEPTEMBER 10, 1972 IN VOLUME M72, PAGE 10581, DEED RECORDS OF KLAMATH COUNTY, OREGON.
6. BUILDING AND USE RESTRICTIONS FOR SUN FOREST ESTATES DATED MAY 8, 1972 AND RECORDED SEPTEMBER 10, 1972, IN VOLUME M72 PAGE 10585, DEED RECORDS OF KLAMATH COUNTY, OREGON.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 12 day
 of _____ Dec. _____ A.D., 19 95 at 3:32 o'clock P. M., and duly recorded in Vol. M95
 of _____ Deeds _____ on Page 33904

Bernetha G. Letsch, County Clerk

FEE \$35.00

By Cathy Russell