

KLAMATH COUNTY TITLE COMPANY

STATUTORY WARRANTY DEED

(Individual or Corporation)

K-48958-S

MARK D. FOSTER

conveys and warrants to VICTOR D. LOWTHER AND LUELLA A. LOWTHER, HUSBAND AND WIFE Grantor,the following described real property in the County of Klamath and State of Oregon, Grantee,

All of Lot "H" in Block 69 of Nichols Addition to the City of Klamath Falls, and a 10 foot strip off the Southwesterly side of Lot "A" in said Block 69, said ten foot strip adjoining Lot "H", according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

96 MAR 26 P3:21

This property is free of liens and encumbrances, EXCEPT:

Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

Mortgage, including the terms and provisions thereof, recorded June 4, 1980, in Volume M80 page 10180, Mortgage records of Klamath County, Oregon in favor of Peoples Mortgage Company which the Mortgage Grantee herein does not agree to assume and pay according to the terms* The true consideration for this conveyance is \$ 27,500.00 (Here comply with the requirements of ORS 93.030*).

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.

*and provisions contained therein.

DATED this 21 day of March 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

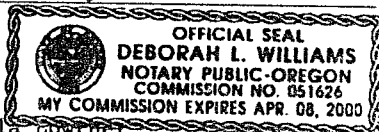
Mark D. Foster
MARK D. FOSTER

STATE OF OREGON, County of JACKSON ss.
The foregoing instrument was acknowledged before me
this 22 day of MARCH 19 96
by Mark D. Foster

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____ ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and
by _____
of _____
a corporation, on behalf of the corporation.

Deborah L. Williams
Notary Public for Oregon
My commission expires: 4-8-2000



After recording return to:
Victor and Luella Lowther
P O Box 449
Keno OR 97627-0449
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

Same

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Klamath County Title Company
on this 26th day of March A.D., 19 96
at Deeds o'clock 3:21 M. and duly recorded
in Vol. M96 of Deeds Page 8345
Bernetha G. Letsch County Clerk
By *Cherry Russell* Deputy.
Fee, \$30.00