

After recording return to:

DONALD A. DENMANHC 61 BOX 1231LA PINE, OR 97739TITLE ORDER NO. K-49099  
KEY ESCROW NO: 27-24558Until a change is requested tax statements  
shall be sent to the following address:  
SAME AS ABOVETAX ACCT. NO: R141705  
MAP NO: 2310-036D0-2400WARRANTY DEED -- STATUTORY FORM  
(INDIVIDUAL or CORPORATION)

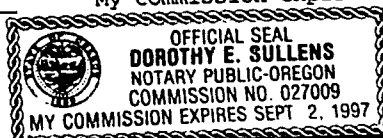
BILL D. FILBERT and SANDRA R. FILBERT, husband and wife Grantor,

conveys and warrants to:

DONALD A. DENMAN and PATRICIA V. DENMAN, husband and wife, Grantee,

the following described real property free of encumbrances except as  
specifically set forth herein:LOT 16, BLOCK 10 OF SUN FOREST ESTATES, TRACT NO. 1060, ACCORDING TO  
THE  
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF  
KLAMATH COUNTY, OREGON.MINERAL RIGHTS RESERVED IN DEED RECORDED OCTOBER 25, 1996 IN VOLUME M66  
PAGE 11271; DEED RECORDS OF KLAMATH COUNTY, OREGON.RESERVATIONS AND RESTRICTIONS IN DEDICATION AND ON THE PLAT OF SUN  
FOREST ESTATES, TRACT 1060ARTICLES OF ASSOCIATION OF SUN FOREST ESTATES, DATED MAY 8, 1972 IN  
VOLUME M72 PAGE 10581, DEED RECORDS OF KLAMATH COUNTY, OREGONBUILDING AND USE RESTRICTIONS FOR SUN FOREST ESTATES, DATED MAY 8, 1972,  
RECORDED SEPTEMBER 10, 1972, VOLUME M72, PAGE 10585, DEED RECORDS OF  
KLAMATH COUNTY, OREGONTHIS 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 \$4,750.00. 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 10th day of April, 1996.

GRANTOR(S):

Bill D. Filbert  
BILL D. FILBERTSandra R. Filbert  
SANDRA R. FILBERTSTATE OF OREGON, County of Jefferson ss.This instrument was acknowledged before me on April 10, 1996,  
by BILL D. FILBERT and SANDRA R. FILBERTDorothy E. Sullens  
Notary Public for OregonMy commission expires: 9-2-97

96 APR 16 P2:53

10593

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 16th day  
of April A.D., 19 96 at 2:53 o'clock P M., and duly recorded in Vol. M96  
of Deeds on Page 10592.

By Bernetha G. Letsch, County Clerk  
[Signature]

FEE \$35.00