

16864

WARRANTY DEED

Vol. M96 Page 11359

ROCHE DETERVILLE and ELISABETH DETERVILLE, husband and wife,
 Grantor(s) hereby grant, bargain, sell and convey to:
 KATHERINE LEIGH HILSINGER, a single person,
 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 4, Block 1, HARBOR ISLES, TRACT 1209, 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:
 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 \$ 250,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 42 SEABREEZE, RICHMOND, CA 94804

Dated this 23 day of April, 1996.

Roché Deterville
 ROCHE DETERVILLE

Elisabeth Deterville
 ELISABETH DETERVILLE

NOTARY ACKNOWLEDGEMENT

STATE OF OREGON ss. April 23 19 96
 COUNTY OF KLAMATH

Personally appeared the above named ROCHE DETERVILLE and
ELISABETH DETERVILLE

and acknowledged the foregoing instrument to be their voluntary act.

Before me:

Kenneth A. Bevel

Notary Public for Oregon

My commission expires 5/25/2000

(seal)

ESCROW NO. MT37848-KR

Return to:

KATHERINE LEIGH HILSINGER
 42 SEABREEZE
 RICHMOND, CA 94804

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 23rd day
 of April A.D., 19 96 at 3:57 o'clock PM., and duly recorded in Vol. M96
 of Deeds on Page 11359

FEE \$30.00

Bernetha G. Letsch, County Clerk

By [Signature]

