

MT37766MS

JENIFER GINESTAR,

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

ROBERT H. DENKER and CHRISTINE A. DENKER and AMBER D. MILLS, with the rights of survivorship,

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 1 IN BLOCK 10 OF FAIRVIEW ADDITION TO THE CITY OF KLAMATH FALLS,
 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 \$ 47,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4812 Rogue River Hwy, Gold Hill, OR 97525

Dated this 23rd day of April, 19 96

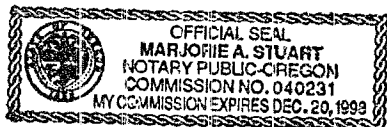
Jenifer Ginestar
 JENIFER GINESTAR

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. April 23, 19 96
 COUNTY OF Klamath

Personally appeared the above named Jenifer Ginestar

and acknowledged the foregoing instrument to be her voluntary act.



Before me:

Marjorie Stuart

Notary Public for Oregon

My commission expires 12-20-98

(seal)

ESCROW NO. MT37766-MS

Return to:

ROBERT H. DENKER
 4812 Rogue River Hwy
 Gold Hill, OR 97525

STATE OF OREGON, ss.
 County of Klamath

Filed for record at request of:

AmeriTitle

on this 25th day of April A.D. 19 96
 at 3:38 o'clock PM. and duly recorded
 in Vol. M96 of Deeds Page 11671

Bernetha G Letsch, County Clerk

By

S. Bernetha Letsch
 Deputy.

Fee, \$30.00

96 APR 25 P3:38