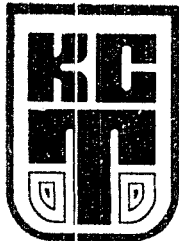


17327



# KLAMATH COUNTY TITLE COMPANY

Vol. 796 Page 12506

K-49123

## STATUTORY WARRANTY DEED (Individual or Corporation)

DOUGLAS JAMES BONFIELD AND YVONNE CLAIRE BONFIELD

conveys and warrants to RICHARD D. HOLMES AND SUZANNE V. HOLMES, husband and wife, Grantor,the following described real property in the County of Klamath and State of Oregon, Grantee.

A parcel of land situate in the NW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin at intersection of Section line common to Sections 5 and 6 and South line of Lewis Lane (Autumn) from which an automobile axle marks 1/4 corner common to Sections 5 and 6 bears North 00°06' East, 185.70 feet; thence North 89°17' East 476.34 feet along the Southerly line of Lewis Lane to an iron pin; thence South 00°18' East 494.45 feet to an iron pin; thence South 89°29' West 479.77 feet to a point on section line common to Sections 5 and 6; thence North 00°06' East, 492.81 feet along said section line to point of beginning.

This property is free of liens and encumbrances, EXCEPT SUBJECT TO: 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.

The true consideration for this conveyance is \$ 130,000.00 (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.

DATED this 23rd day of April 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.



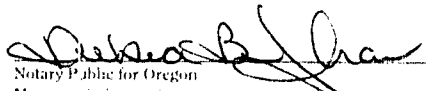
DOUGLAS JAMES BONFIELD



YVONNE CLAIRE BONFIELD

STATE OF OREGON, County of Klamath ss.

The foregoing instrument was acknowledged before me this 23rd day of April 19 96 by Douglas James Bonfield and Yvonne Claire Bonfield



Notary Public for Oregon  
My commission expires: 12-19-96

### CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of \_\_\_\_\_ ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ by \_\_\_\_\_ and \_\_\_\_\_ of \_\_\_\_\_ a corporation, on behalf of the corporation.

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

RICHARD D. & SUZANNE V. HOLMES  
2635 AUTUMN AVE.  
KLAMATH FALLS, OREGON 97601

NAME, ADDRESS, ZIP

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

SAME AS LISTED ABOVE



12506-A

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 2nd day  
of May A.D., 19 96 at 11:08 o'clock AM., and duly recorded in Vol. M96,  
of Deeds on Page 12506.

FEE \$35.00

Bernetha G. Letsch, County Clerk  
By 