

21176

WARRANTY DEED

Vol. m96 Page 20587

RON MERRY,

Grantor(s) hereby grant, bargain, sell and convey to:
 ROBERT POTUCEK and CAROL POTUCEK, as tenants by the entirety,
 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 15 in Block 1 of TRACT NO. 1165, MIRACLE MANOR, 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 \$ 15,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 1755 Homedale Klamath Falls OR 97603

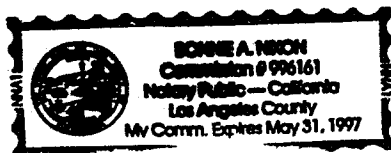
Dated this 10th day of JULY, 1996

Ron Merry
 RON MERRY

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA SS. 10 July 1996
 COUNTY OF Los Angeles
 Personally appeared the above named RON MERRY

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Bonnie A. Nich
 Notary Public for CALIFORNIA
 My commission expires 5/31/97

ESCROW NO. MT38578-DS

Return to:
 ROBERT POTUCEK

1755 Homedale
 Klamath Falls OR
 97603

STATE OF OREGON, SS.
 County of Klamath

Filed for record at request of:

AmeriTitle
 on this 11th day of July A.D. 1996
 at 11:56 o'clock AM and duly recorded
 in Vol. M96 of Deeds Page 20587
 Bernetha G Letsch, County Clerk
 By [Signature]
 Fee, \$30.00 Deputy.