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WARRANTY DEED Vol. m96 Page 22989

MT38760MS
DONALD ONA PERRY AND ANNETTE R. PERRY, TRUSTEES OF THE PERRY FAMILY TRUST DATED SEPTEMBER 25, 1992,

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

JAMES R. REES and LINDA R. REES, husband and wife,

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 12 IN BLOCK 2 OF TRACT NO. 1091, LYNNWOOD, 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 \$ 120,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1238 BUCK ISLAND DRIVE, KLAMATH FALLS, OR 97601

Dated this 29th day of July, 1996.

Donald Ona Perry
DONALD ONA PERRY, TRUSTEE
Annette R. Perry
ANNETTE R. PERRY, TRUSTEE

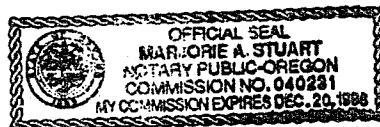
STATE OF Oregon, County of Klamath) ss.

This instrument was acknowledged before me on July 29, 19 96
by Donald Ona Perry and Annette R. Perry
as Trustees

of The Perry Family Trust Dated September 25, 1992

Margorie A. Stuart
Notary Public of Oregon

My commission expires 12-20-98



ESCROW NO. MT38760-MS

Return to:

JAMES R. REES
1238 BUCK ISLAND DRIVE
KLAMATH FALLS, OR 97601

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Amerititle
on this 30th day of July A.D. 19 96
at 11:50 o'clock A M. and duly recorded
in Vol. M96 of Deeds Page 22989
Bernetha G. Letsch County Clerk
By [Signature] Deputy.

Fee \$30.00