

Ricky L. Van Leuven and Lowann L. Van Leuven, husband and wife

Grantor, conveys and warrants to .....

PHILLIP EVERETT MACOMBER, JR. & SALLY S. MACOMBER, husband and wife

Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Lot 7 in Block 12 of TRACT NO. 1026, THE MEADOWS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

**Encumbrances:**

The true consideration for this conveyance is \$ 88,000.00 (Here comply with the requirements of ORS 93.030\*).

Dated this 13th day of August, 1996; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

Ricky L. Van Leuven  
 Ricky L. Van Leuven

Lowann L. Van Leuven  
 Lowann L. Van Leuven

Idaho  
 STATE OF ~~OREGON~~  
 County of Idaho ) ss.  
8-13, 1996 )

Personally appeared the above named Ricky L. Van Leuven and Lowann L. Van Leuven, husband and wife, and acknowledged the foregoing instrument to be ..... voluntary act and deed.

Before me:

[Signature]  
 Notary Public for ~~Oregon~~ Idaho  
 My commission expires: 10-9-96

\* If the consideration consists of or includes other property or value, add the following:

\* The actual consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which)\*.

Ricky L. Van Leuven and Lowann L. Van Leuven  
 4717 Villa Drive  
 Klamath Falls, OR 97603

Grantor's Name and Address

PHILLIP EVERETT MACOMBER, JR. & SALLY S. MACOMBER  
4717 VILLA DRIVE  
KLAMATH FALLS OR 97603

Grantee's Name and Address

After recording return to:  
PHILLIP EVERETT MACOMBER, JR. & SALLY S. MACOMBER  
4717 VILLA DRIVE

KLAMATH FALLS OR 97603

Name, Address, Zip

Until a change is requested all tax statements shall be sent to the following address.

PHILLIP EVERETT MACOMBER, JR. & SALLY S. MACOMBER  
4717 VILLA DRIVE  
KLAMATH FALLS OR 97603

Name, Address, Zip

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title the 23rd day of October A.D., 19 96 at 3:45 o'clock P.M., and duly recorded in Vol. M96 of Deeds on Page 33618.

FEE \$30.00

Bernetha G. Letsch County Clerk

By [Signature]