

MTC 39523 MS

KATHLEEN L. STEVENS,

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

KARL BUEHLER, JR.,

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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 \$ 55,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. Box 532, Ft. Klamath, OR 97626

Dated this 4th day of November 1996.

Kathleen L. Stevens  
KATHLEEN L. STEVENS

## NOTARY ACKNOWLEDGEMENT

STATE OF OREGON SS. November 4 19 96  
COUNTY OF Klamath  
Personally appeared the above named KATHLEEN L. STEVENS

and acknowledged the foregoing instrument to be her voluntary act.

Before me:

Peggy Idonas

Notary Public for OREGONMy commission expires 12/16/98

(seal)

ESCROW NO. MT39523-MS

Return to:

KARL BUEHLER, JR.

P.O. Box 532

Ft. Klamath, OR 97626

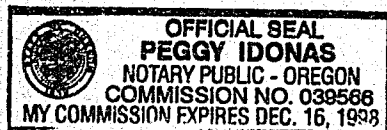


EXHIBIT "A"  
LEGAL DESCRIPTION

A portion of Government Lot 1 being a portion of the NE1/4 NE1/4, of Section 21, Township 33 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at a point 1018 feet South of the Northeast corner of Section 21, Township 33 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon; thence West 200 feet; thence South 100 feet; thence East 200 feet; thence North 100 feet to the place of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 5th day  
of November A.D., 19 96 at 3:28 o'clock P. M., and duly recorded in Vol. M96,  
- of Deeds on Page 35020.  
Bernetha G. Letsch, County Clerk  
FEE \$35.00 By Kathleen R. [Signature]