

MTC309868LW

WARRANTY DEED

EDITH R. RICHARDSON,

Grantor(s) hereby grant, bargain, sell and convey to:
 PATRICK H. PETERS and REBECCA A. BONSER, with the rights of survivorship,
 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:

The Southerly 1/2 of the S31/4 NE1/4 of Section 7, Township 38 South,
 Range 9 East of the Willamette Meridian, 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 \$ 35,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: , P.O. Box 23 Klamath Falls, OR 97601

Dated this 19 day of November, 1996

Edith R Richardson
 EDITH R. RICHARDSON

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. November 19 1996
 COUNTY OF Klamath

Personally appeared the above named Edith R Richardson

and acknowledged the foregoing instrument to be her voluntary act.



Before me:

Notary Public for OregonMy commission expires 11/20/99

(seal)

ESCROW NO. MT39868-LW

Return to:

PATRICK H. PETERS

P.O. Box 23

Klamath Falls, OR
97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 19th day
 of November A.D., 19 96 at 11:38 o'clock A. M., and duly recorded in Vol. M96,
 of Deeds on Page 36292.

FEE \$30.00

Bernetha G. Letsch, County Clerk

By Kathleen Rose