

## WARRANTY DEED

mtc 39586 KA  
 MARK R. WENDT and KAREN A. LYNCH-WENDT, as tenants by the entirety,  
 Grantor(s) hereby grant, bargain, sell and convey to:  
 ROBERT DAGGETT and CATHY CONDEN, 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 Northwesterly 85 feet of Lot 3, Block 8, BUENA VISTA ADDITION to the  
 City of Klamath Falls, 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 \$ 75,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
 following address: 1136 HANKS STREET, KLAMATH FALLS, OR 97601

Dated this 25 day of November, 19 96

Mark R. Wendt  
 MARK R. WENDT

Karen A. Lynch-Wendt  
 KAREN A. LYNCH-WENDT

## NOTARY ACKNOWLEDGEMENT

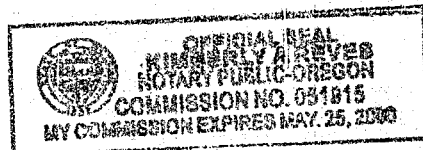
STATE OF OREGON SS. NOVEMBER 25 19 96

COUNTY OF KLAMATH

Personally appeared the above named MARK R. WENDT AND KAREN A.

LYNCH-WENDT

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

ESCROW NO. MT39586-KA

Return to:  
 ROBERT DAGGETT  
 1136 HANKS STREET  
 KLAMATH FALLS, OR 97601

Before me:

Kimberly A. Reeves

Notary Public for OREGON

My commission expires 5/25/2000

STATE OF OREGON, ss.  
 County of Klamath

Filed for record at request of:

Amerititle

on this 27th day of November A.D. 19 96  
 at 3:50 o'clock P.M. and duly recorded  
 in Vol. M96 of Deeds Page 37392  
 Bernetha G. Letsch County Clerk

By Kathleen Rose Deputy.

Fee, \$30.00

96 NOV 27 P3:50