

WARRANTY DEED

MTC30858MS

KEVIN BOORMAN and NANCY J. BOORMAN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:

SYLVIA PENA,

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, BLOCK 213 OF MILLS SECOND ADDITION, 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 \$ 45,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: BOX 7901, KLAMATH FALLS, OR 97601

Dated this 13th day of December, 1996

Kevin Boorman
KEVIN BOORMAN

Nancy J. Boorman
NANCY J. BOORMAN

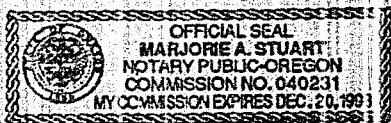
STATE OF Oregon

COUNTY OF Klamath

SS. December 13 1996

Personally appeared the above named Kevin Boorman and Nancy J. Boorman

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Marjorie A. Stuart
Notary Public for Oregon

My commission expires 12-20-98

ESCROW NO. MT39858-MS

Return to:

SYLVIA PENA

BOX 7901

KLAMATH FALLS, OR 97601

STATE OF OREGON - COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 16th day
of December A.D. 1996 at 10:54 o'clock A.M. and duly recorded in Vol. M96
of Deeds on Page 38873

FEE \$30.00

County Clerk
by Bernetha Letsch

Kathleen Ross

96 DEC 16 AM 54