

36321

MTC 40941-MS Vol. 1147 Page 13220
WARRANTY DEED

GORDON LEE RENSKERS and PATRICIA BELL RENSKERS, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey to:
TROY L. EDWARDS and CATHERINE EDWARDS, husband and wife,
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 26 OF VALLEY VIEW, 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.

97 APR 30 P3:46

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 \$ 110,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3215 PATTERSON AVENUE, KLAMATH FALLS, OR 97603

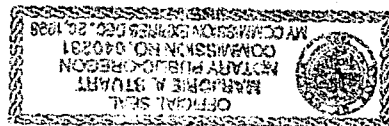
Dated this 30th day of April, 1997

Gordon Lee Renskers
GORDON LEE RENSKERS

Patricia Bell Renskers
PATRICIA BELL RENSKERS

STATE OF Oregon ss. April 30 19 97
COUNTY OF Klamath

Personally appeared the above named Gordon Lee Renskers & Patricia Bell Renskers
and acknowledged the foregoing instrument to be their voluntary act.

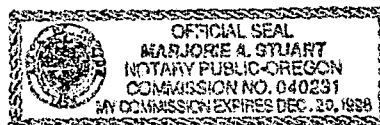


(seal)

Before me:
Marjorie A. Stuart
Notary Public for Oregon
My commission expires 12/20/98

ESCROW NO. MT40941-MS

Return to:
TROY L. EDWARDS
3215 PATTERSON AVENUE
KLAMATH FALLS, OR 97603



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Asac Title the 30th day
of April A.D. 19 97 at 3:48 o'clock P. M., and duly recorded in Vol. 1197
of Deeds on Page 13220

FEE \$30.00

Bernetha G. Letsch, County Clerk
by Bernetha G. Letsch