

RICHARD R. GERHARDT and CHERYL K. GERHARDT, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey to:  
JASON GENE DERRA and REBECCA JANE MOODY, 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:

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 \$ 57,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2425 ORCHARD AVENUE, KLAMATH FALLS, OR 97601

Dated this 24th day of June, 19 97

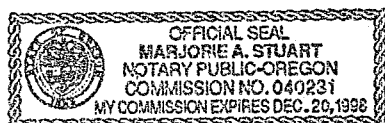
Richard R. Gerhardt  
RICHARD R. GERHARDT

Cheryl K. Gerhardt  
CHERYL K. GERHARDT

STATE OF Oregon SS. June 24 19 97  
COUNTY OF Klamath

Personally appeared the above named Richard r. Gerhardt and Cheryl K. Gerhardt

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. MT41621-MS

Return to:  
JASON GENE DERRA  
2425 ORCHARD AVENUE  
KLAMATH FALLS, OR 97601

EXHIBIT "A"  
LEGAL DESCRIPTION

The West 50 feet of Lot 4, Block 125, MILLS ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon.

ALSO all that portion of Lot 5, Block 125, MILLS ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point in the North line of said Lot 5 aforesaid, 29.5 feet Westerly from the Northeast corner of said Lot, and running thence Westerly along the North line of said Lot 5, 50 feet to an intersection with the West line of Lot 4 of said Block 125, if extended North; thence South along the West line of Lot 4 extended 73.7 feet to the Northerly line of the U.S. Government B Lateral Canal right of way; thence Southeasterly along said right of way line to a point 50 feet East at right angles of the West line of Lot 4 in said Block 125, extended; thence North 98 feet to the place of beginning.

TOGETHER WITH that portion of property as described in Quitclaim Deed recorded August 6, 1975 in Book M-75 at page 9117 which inures to the above described property.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 1st day  
of July A.D., 19 97 at 2:58 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 20514.

FEE \$35.00

Bernetha G. Leisch, County Clerk  
By Kathleen Kees