

M. LOIS GARRISON and STEPHEN R. PERKINS, with the rights of survivorship, Grantor(s) hereby grant, bargain, sell and convey to:
DOUGLAS L. DEXTER and SHEILA BILIKAS DEXTER, 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:

A portion of the NE1/4 of the NE1/4 of Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

The N1/2 S1/2 NE1/4 NE1/4, EXCEPTING therefrom the Westerly 50 feet.

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 \$ 163,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: ,

Dated this 3rd day of July, 1997

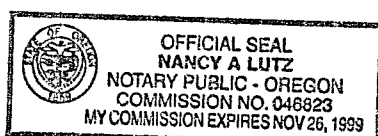
M. Lois Garrison by Stephen R. Perkins
M. LOIS GARRISON *her atty in fact*

Stephen R. Perkins
STEPHEN R. PERKINS

STATE OF Oregon SS. July 3, 1997
COUNTY OF Multnomah

Personally appeared the above named Stephen R. Perkins acting as P.A. for M. Lois Garrison and Stephen R. Perkins as himself.

and acknowledged the foregoing instrument to be a voluntary act.



(seal)

Before me:

[Signature]
Notary Public for Oregon
My commission expires 11-26-99

ESCROW NO. MT41752-LW

Return to:

DOUGLAS L. DEXTER
2622 Round Lake Rd.
Klamath Falls, OR 97601

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle
on this 8th day of July A.D., 1997
at 3:54 o'clock P M. and duly recorded
in Vol. M97 of Deeds Page 21195

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.

97 JUL -8 P3:54