

PEGREEN S. FITZPATRICK,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DONNA MALONEY,

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 2 IN BLOCK 4, MOYINA MANOR, 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:

Trust Deed, subject to the terms and provision thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Dated: November 9, 1990

Recorded: November 15, 1990

Volume: M90, page 22767, Microfilm Records of Klamath County, Oregon

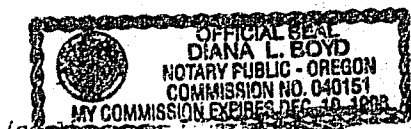
BUYER HEREIN AGREES TO ASSUME SAID TRUST DEED.

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 \$ 90,148.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 6512 CLIMAX AVENUE, KLAMATH FALLS, OR 97603

Dated this 16 day of JAN., 1998Pegreen S. Fitzpatrick
PEGREEN S. FITZPATRICKSTATE OF OREGON
COUNTY OF KLAMATH SS. JANUARY 16 19 98Personally appeared the above named PEGREEN S. FITZPATRICKand acknowledged the foregoing instrument to be HER voluntary act.

Before me:

Diana L. Boyd
Notary Public for OREGON
My commission expires 12-30-98

ESCROW NO. MT43448-MS

Return to:
DONNA MALONEY
6512 CLIMAX AVENUE
KLAMATH FALLS, OR 97603STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle
on this 16th day of January A.D., 1998
at 3:44 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 1570

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fec. \$30.00 Deputy: