

53992

MTC 43554-KR
WARRANTY DEEDVol. m98 Page 6831

JAMES M. ROOT and VALERIE K. ROOT, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KENNETH S. RONNINGEN and RAMONA RONNINGEN, as tenants by the entirety,
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 6 in Block 1 of RAINBOW PARK ON THE WILLIAMSON, 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 \$ 109,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , 42265 Royal Coachman, Chiloquin, OR 97624

Dated this 2 day of March, 1998.

[Signature]
JAMES M. ROOT

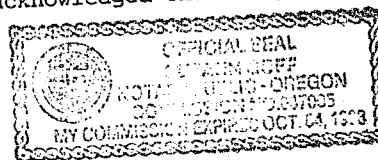
[Signature]
VALERIE K. ROOT

STATE OF Oregon ss. March 2 19 98

COUNTY OF Jackson

Personally appeared the above named James M. Root +
Valerie K. Root

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

[Signature]
Notary Public for Oregon
My commission expires 10/1/98

ESCROW NO. MT43554-KR

Return to:

KENNETH S. RONNINGEN

42265 Royal Coachman Drive
Chiloquin, OR 97624

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 2nd day of March A.D., 1998
at 3:50 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 6831

Bernetha G. Letsch, County Clerk

By Kathleen Ross Deputy.
Fee, \$30.00

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