VOLYM98 Page 28571 KEY ESCROW NO:

After recording return to: ROGER G. PEER

98 AUG -4 AI1:45

41-1590

P.O. BOX 283 CRESCENT, OR

Until a change is requested tax statements shall be sent to the following address: SAME AS ABOVE

> WARRANTY DEED -- STATUTORY FORM (INDIVIDUAL or CORPORATION)

WILLIAM K. JENSEN and KAREN L. JENSEN, as tenants in common Grantor,

conveys and warrants to:

ROGER G. PEER and ELIZABETH J. PEER, husband and wife, Grantee,

the following described real property free of encumbrances except as

Parcel 2 of Partion No. LP 62-96/Jensen, February 14, 1997 in the office of the County Clerk of Klamath County, Oregon, located in the SE 1/4 nw 1/4 of Section 25, Township 24 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Subject To:

- 1. The rights of the public in and to that Portion of the premises herein described lying within the limits of roads, streets or highways.
- Easement shown on the recorded partition of Partition No. 62/96/Jensen, as follows: "30.00' wide easement for road and utility purposes, 15.00' each side of the West line of Parcels 1,2 & 3.

Tax Account No: R881628 Map No: 24-08-25-B0-00601

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

The true consideration for this conveyance is the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the/the

If grantor is a corporation, this has been signed by authority of the Board of

OFFICIAL SEAL
EVELYN M HENDERSON
NOTARY PUBLIC-OREGON COMMISSION NO. 302078 MISSION EXPIRES JULY 25, 2001

STATE OF	OREGON,	County	of	Deschutes
This	instrum			) ss.

This instrument was acknowledged before me on \_\_July 31 WILLIAM K. JENSEN and KAREN L. JENSEN \_, 1998.

Public for Oregon My commission expires: 7-25-01 SPEC CALLING THAT THE CONTROL OF THE

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