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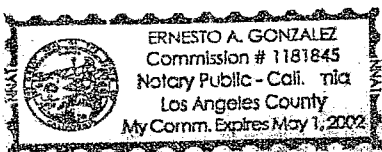
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STATUTORY WARRANTY DEED

IRENE J. NISHIKAWA AND JENNIFER L. NISHIKAWA

conveys and warrants to CURTIS PETERSTEINER AND VICKIE PETERSTEINER, HUSBAND AND WIFE, Grantor,
Grantee,the following described real property free of liens and encumbrances, except as specifically set forth herein:
LOT 17, BLOCK 2, KLAMATH RIVER SPORTSMAN'S ESTATES, ACCORDING TO THE OFFICIAL
PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,
OREGON.This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of
record, rights of way, and easements of record and those apparent upon the land,
contracts and/or liens for irrigation and/or drainage.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 consideration for this conveyance is \$ 18,000.00 (Here comply with the requirements of ORS 93.030)Dated this 16 day of September, 19 98Irene J. Nishikawa
IRENE J. NISHIKAWAJennifer L. Nishikawa
JENNIFER L. NISHIKAWACalifornia
STATE OF OREGON
County of Los Angeles } ss.BE IT REMEMBERED, That on this 22nd day of September, 19 98, before me, the
undersigned, a Notary Public in and for said County and State, personally appeared the within named
Jennifer L. Nishikawa

N/A

known to me to be the identical individual ~~as~~ described in and who executed the within instrument and acknowledged to
me that Jennifer L. Nishikawa executed the same freely and voluntarily.IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above
written.Ernesto A. Gonzalez
Notary Public for Oregon
My Commission expires May 1, 2002 CaliforniaTitle Order No. K-52904
Escrow No. K52904D

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

CURTIS A. PETERSTEINERP.O. BOX 1053KENO, OR 97627

Name, Address, Zip

Until a change is requested all tax statement shall be sent
to the following address:CURTIS A. PETERSTEINERP.O. BOX 1053KENO, OR 97627

Name, Address, Zip

STATE OF OREGON,

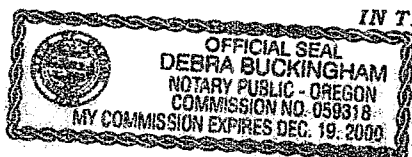
County of KLAMATH

} ss.

FORM No. 23—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 23RD day of SEPTEMBER, 19 98,
before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
named IRENE J. NISHIKAWA

known to me to be the identical individual..... described in and who executed the within instrument and
acknowledged to me that SHE.....executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written

Notary Public for Oregon
My commission expires 12-19-2000

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 28th day
of September A.D., 19 98 at 11:37 o'clock A M., and duly recorded in Vol. M98
of Deeds on Page 35349

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Rose