

70669

98 DEC -1 AM 12:25

MTC 46635-MG
WARRANTY DEED Vol. M98 Page 43813

TODD MICHAEL PENNY,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DAVID J. BULLER and REBECCA M. BULLER, 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 13 in Block 7 of FIRST ADDITION TO CYPRESS VILLA, 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 \$ 95,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 4432 DAY DRIVE, KLAMATH FALLS, OR 97603

Dated this 27 day of November, 19 98

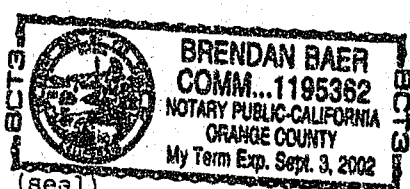
Todd Michael Penny
TODD MICHAEL PENNY

STATE OF CALIFORNIA

COUNTY OF Orange SS. NOVEMBER 27 19 98

Personally appeared the above named TODD MICHAEL PENNY

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Brendan Baer
Notary Public for CALIFORNIA
My commission expires Sept 3, 2002

ESCROW NO. MT46635-MG

Return to:

DAVID J. BULLER
4432 DAY DRIVE
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle
on this 1st day of December A.D., 1998
at 11:25 o'clock A. M. and duly recorded
in Vol. M98 of Deeds Page 43813

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fee, \$30.00 Deputy.