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MTC 47525-MS

WARRANTY DEED Vol. 119 Page 10066

FERNDALDE DEVELOPMENT, L.L.C., AN OREGON LIMITED LIABILITY COMPANY,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KIKI PARKER,

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 36 IN BLOCK 4 OF TRACT 1299, SECOND ADDITION TO FERNDALDE, 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 \$ 88,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5715 FERNDALDE PLACE, KLAMATH FALLS, OR 97603

Dated this 19th day of March, 1999

FERNDALDE DEVELOPMENT, L.L.C.

BY Stephen L. Cook AUTHORIZED SIGNER
STEPHEN L. COOK

STATE OF Oregon County of Klamath) ss.

This instrument was acknowledged before me on _____, 19____

by Stephen L. Cook

as authorized signer

of Ferndale Development, L.L.C.

Marjorie A. Stuart
Notary Public of Oregon

My commission expires 12-20-02



ESCROW NO. MT47525-MS

Return to:

KIKI PARKER

5715 FERNDALDE PLACE

KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 22nd day
of March, A.D., 1999 at 11:36 o'clock A.M. and duly recorded in Vol. 1199
of _____ Dec:is _____ on Page 10066

FEES \$30.00

Linda Smith, County Clerk

BY Linda Smith