

MT47727-MS
WARRANTY DEED

'99 APR 14 P3:23

Vol M99 Page 13600

IRENE M. BYRNES AND BILLEE SCHRIEBER, TRUSTEES OF THE IRENE M. BYRNES TRUST
AGREEMENT DATED JUNE 25, 1990,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DAVID JAMES LENNINGER and MICHELLE R. LENNINGER, husband and wife,
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 2 IN BLOCK 1 OF FIRST ADDITION TO MOYINA, 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 \$ 127,240.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1111 PATTERSON, KLAMATH FALLS, OR 97603

Dated this 13th day of April, 1999

TRUSTEES OF THE IRENE M. BYRNES TRUST

BY Irene M. Byrnes TRUSTEE
IRENE M. BYRNES

BY Billee Schrieber TRUSTEE
BILLEE SCHRIEBER

STATE OF Oregon, County of Klamath) ss.

This instrument was acknowledged before me on April 13, 1999

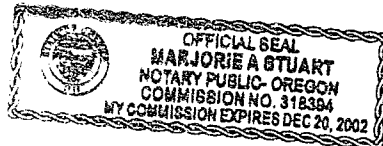
by Irene M. Byrnes and Billee Schrieber

as Trustees

of Irene M. Byrnes Trust Agreement dated June 25, 1990

Marjorie A. Stuart
Notary Public of Oregon

My commission expires 12-20-02



ESCROW NO. MT47727-MS

Return to:

DAVID JAMES LENNINGER
1111 PATTERSON
KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 14th day
of April A.D., 1999 at 3:23 o'clock P M. and duly recorded in Vol M99
of _____ Deeds on Page 13600

Linda Smith, County Clerk

FEF \$30.00

by Kathleen Ross