

39 APR 28 P3:20

MTC 1396-9896
WARRANTY DEED

Vol M98 Page 15952

JERRY L. DUERKSEN and REBECCA J. DUERKSEN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
PAUL R. HAUSOTTER AND CLAUDIA J. HAUSOTTER, 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:

AN UNDIVIDED 2% INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL PROPERTY:

TRACT 13 AND 14 OF SUBDIVISION OF TRACTS 25 TO 32 INCLUSIVE TOGETHER WITH
THE SOUTH 10 FEET OF 33 AND 34 OF ALTAMONT RANCH TRACTS, IN THE COUNTY OF
KLAMATH, STATE OF OREGON, EXCEPT THE EAST 10 FEET THEREOF. CONVEYED TO
KLAMATH COUNTY OREGON.

TAX ACCOUNT NO.: R578501

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 pursuant to an IRC
1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: SAME

Dated this 22 day of April, 1999

Jerry L. Duerksen
Rebecca J. Duerksen

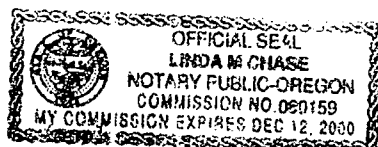
STATE OF Oregon

COUNTY OF Benton

SS. 4-22 1999

Personally appeared the above named Jerry L. & Rebecca
J. Duerksen (H & W)

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Linda M. Chase
Notary Public for Oregon
My commission expires 12/12/2000

ESCROW NO. 03-500170

Return to:
PAUL R. HAUSOTTER AND CLAUDIA J. HAUSOTTER

5210 80TH AVENUE SW

OLYMPIA WA

AMERITITLE has recorded this
instrument by request as an accommodation only,
and has not examined it for regularity and sufficiency
or as to its effect upon the title to any real property
that may be encumbered thereby.

15953

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 28th day
of April A.D. 1999 at 3:26 o'clock P. M. and duly recorded in Vol. M99
of Deeds on Page 15952

Linda Smith, County Clerk

FEE \$35.00

by Linda Smith