

AMT 48806 MS

## WARRANTY DEED

JOANNE M. RICE, TRUSTEE OF THE ESTELLE M. BERTOCCHI LIVING TRUST, UNDER INSTRUMENT DATED MAY 15, 1996,  
 Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
 JENNIFER J. PRICE,  
 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 102, MERRYMAN'S REPLAT OF VACATED PORTION OF OLD ORCHARD MANOR,  
 ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
 COUNTY CLERK OF KLAMATH COUNTY, OREGON.

TAX ACCOUNT NO.: 3809-034CB-01700-000

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 87,400.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 909 APPLEWOOD, KLAMATH FALLS, OR 97603

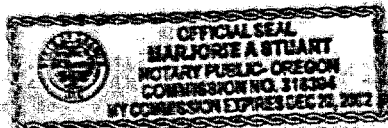
Dated this 24th day of August, 1999

TRUSTEE OF THE ESTELLE M. BERTOCCHI  
 LIVING TRUST

BY: Joanne M. Rice  
 JOANNE M. RICE, TRUSTEE

State of Oregon  
 County of KLAMATH

This instrument was acknowledged before me on August 24, 1999 by  
 JOANNE M. RICE, TRUSTEE OF THE ESTELLE M. BERTOCCHI LIVING TRUST, UNDER  
 INSTRUMENT DATED MAY 15, 1996..



Marjorie A. Stuart  
 (Notary Public for Oregon)  
 My commission expires 12-20-02

ESCROW NO. MT48806-MS

Return to:

JENNIFER J. PRICE  
 909 APPLEWOOD  
 KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
 Recorded 8/28/99, at 11:32 a.m.  
 In Vol. M99 Page 34494  
 Linda Smith  
 County Clerk Fee \$ 30 - 52