

1999 DEC 15 PM 3:31

MT49726-PS
WARRANTY DEED

49320

Vol. M99 Page

REBECCA A. BONSER,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
PARADISE HILL DEVELOPMENT, L.L.C., an Oregon limited liability company
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:

The Southerly 1/2 of the SE1/4NE1/4 of Section 7, Township 38 South,
Range 9 East of the Willamette Meridian, Klamath County, Oregon.

KEY #428736 & 812981
KEY #28678

MAP #3809-007A0-00900
MAP #M-222188

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 46,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: PO BOX 223, KLAMATH FALLS, OR 97601

Dated this 14 day of December, 1999.

Rebecca A. Bonser
REBECCA A. BONSER

State of Oregon
County of KLAMATH

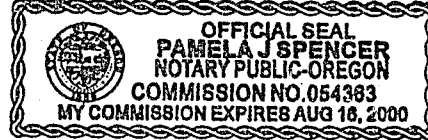
This instrument was acknowledged before me on December 14, 1999 by
REBECCA A. BONSER.

Pamela J. Spencer
(Notary Public for Oregon)

My commission expires 8/16/2000

ESCROW NO. MT49726-PS

Return to:
PARADISE HILL DEVELOPMENT, L.L.C.
PO BOX 223
KLAMATH FALLS, OR 97601



State of Oregon, County of Klamath
Recorded 12/15/99, at 3:31 p.m.
In Vol. M99 Page 49320
Linda Smith,
County Clerk Fee \$ 30.00

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