

200 JAN -5 AM 11:38

MTC 49695-MG
WARRANTY DEED

Vol M00 Page 428

STEVEN PETTIT,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

DORIS L. WEDDLE,

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 13 in Block 7 of TRACT 1152 - NORTH HILLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

ACCT# 3809 035AA 02400

KEY# 446627

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 134,700.00.

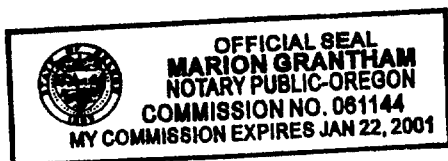
Until a change is requested, all tax statements shall be sent to Grantee at the following address: 280 CRESTDALE WAY, KLAMATH FALLS, OR 97603

Dated this 3 day of January, 19 2000

Steven Pettit
STEVEN PETTIT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 3, 2000 by STEVEN PETTIT.



Marion Grantham
(Notary Public for Oregon)
My commission expires 1/22/01

ESCROW NO. MT49695-MG

Return to:

DORIS L. WEDDLE

280 CRESTDALE WAY
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 1/5/00, at 11:38 a.m.
In Vol. M00 Page 428
Linda Smith,
County Clerk Fee \$ 21.00

21/2