

200 FEB 16 AM 11:23

MTC 49831-MG
WARRANTY DEED

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BESSIE I. DOTSON,

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

RICHARD RENSLOW,

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 North 1/2 of Lot 17 in Block 6 of PLEASANT VIEW TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM any portion lying within the right of way of Gary Street.

ACCT# 3909 002BB 01100

KEY# 515428

ACCT# M-051054

KEY# 28785

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 **42,000.00.**

Until a change is requested, all tax statements shall be sent to Grantee at the following address: **1855 GARY STREET, KLAMATH FALLS, OR 97603**

Dated this Feb day of 8th 2000.

Bessie I. Dotson
BESSIE I. DOTSON

State of California
County of Ventura

This instrument was acknowledged before me on February 8 2000 by BESSIE I. DOTSON.

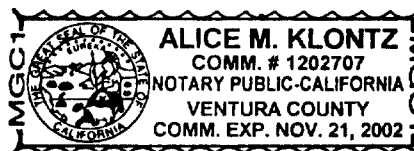
[Signature]
(Notary Public)

My commission expires November 21, 2002

ESCROW NO. MT49831-MG

Return to:

RICHARD RENSLOW
1855 GARY STREET
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 2/16/00, at 11:28a m.
In Vol. M00 Page 4886
Linda Smith,
County Clerk Fee \$ 21⁰⁰

21.00
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