

200 MAR -7 AM 11:44

MTC 50415-PS
WARRANTY DEED

Vol M00 Page 7209

KERRY S. PENN,

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

RANDY A. STEUCKRATH and GAYLE M. F. STEUCKRATH, husband and wife,

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 26 in Block 1 of BELLA VISTA, TRACT 1235, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

KEY #807014

MAP # 3507-007DD-02500

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:

SUBJECT TO TRUST DEED IN FAVOR OF WILLIAM C. LOWE AND CHERYL A. LOWE, RECORDED IN VOLUME M00, PAGE 5680, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, WHICH BUYER HERIN DOES NOT AGREE TO ASSUME AND PAY.

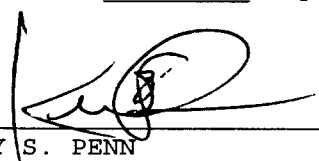
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 49,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 23876 LONGSPUR CT., LAGUNA NIGUEL, CA 92677

Dated this 25th day of February, 2000.


KERRY S. PENN

State of CALIFORNIA
County of SHASTA

This instrument was acknowledged before me on Feb 25, 2000 by KERRY S. PENN.

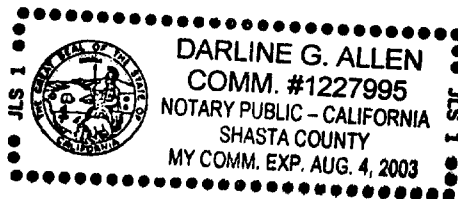

(Notary Public)

My commission expires 8-4-03

ESCROW NO. MT50415-PS

Return to:

RANDY A. STEUCKRATH
23876 LONGSPUR CT.
LAGUNA NIGUEL, CA 92677



State of Oregon, County of Klamath
Recorded 3/07/00, at 11:44 a.m.
In Vol. M00 Page 7209
Linda Smith,
County Clerk Fee\$ 21.00

21.00
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