

**WARRANTY DEED**

This Space Reserved for Recorder's Use

GRANTOR: Bruce Johnson

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GRANTEE: Larry GrosJacques

Until a change is requested, all tax statements shall be sent to the following address:

Larry GrosJacques  
138735 Rainbow Circle  
Gilchrist, OR 97737

Escrow No. 250368W Title No. K-55390

After recording return to:

Larry GrosJacques  
138735 Rainbow Circle  
Gilchrist, OR 97737

State of Oregon, County of Klamath  
Recorded 04/13/00, at 1:01 P m.  
In Vol. M00 Page 12081  
Linda Smith,  
County Clerk Fee\$ 21.00

K55390

**STATUTORY WARRANTY DEED**

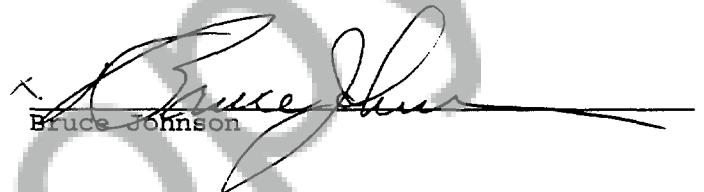
**BRUCE JOHNSON, AN ESTATE IN FEE SIMPLE** Grantor, conveys and warrants to **LARRY GROSJACQUES AND DONNA GROSJACQUES** Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to wit:

Lot 97 of TRACT 1318 - GILCHRIST TOWNSITE, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon.

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 said property is free from encumbrances except: Easements, Conditions and Restrictions of record;

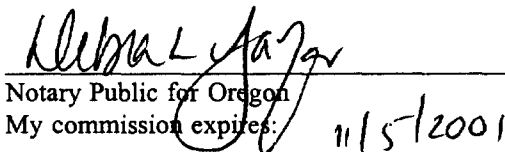
The true consideration for this conveyance is **\$65,800.00** (Here comply with the requirements of ORS 93.030)

Dated this 12<sup>th</sup> day of April 20 00

  
Bruce Johnson

State of Oregon, County of Manoir

The foregoing instrument was acknowledged before me this 12<sup>th</sup> day of April, 2000 by Bruce Johnson

  
Notary Public for Oregon  
My commission expires: 11/5/2001



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