

200 MAY 23 AM 11:30

MTL 50809-MS
WARRANTY DEED

Vol MOO Page 18596

LEON B. LYTLE and MARGARET PATRICIA KEISER, as tenants in common,

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

RUSSELL J. PETERSON and THERESA PETERSON, 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 1, BLOCK 4, FAIRVIEW SECOND ADDITION TO THE CITY OF KLAMATH FALLS,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY
CLERK OF KLAMATH COUNTY, OREGON**

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 \$ 64,000.00

Until a change is requested, all tax statements shall be sent to Grantee at the following address: **Route 1 Box 299, Tulelake, CA 96134**

Dated this 15th day of MAY, 2000.

SEE SIGNATURE PAGE ATTACHED HERETO
AND MADE A PART HEREOF

ESCROW NO. 50809-MS

AFTER RECORDING RETURN TO:

Russell J. Peterson
Route 1 Box 299
Tulelake, CA 96134

LEON B. LYTLE

Margaret Patricia Keiser
MARGARET PATRICIA KEISER

STATE OF

California

COUNTY OF

Santa Barbara SS.May 17,19 2000

Personally appeared the above named

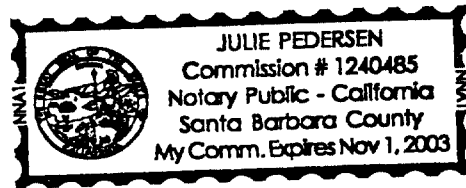
Margaret Patricia Keiserand acknowledged the foregoing instrument to be a voluntary act.

WITNESS My hand and official seal.

(seal)

Julie Pedersen
Notary Public

State of

CaliforniaMy Commission expires: 11-1-03

STATE OF _____

SS. _____

19 _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____

19____, by _____

as _____ on behalf of _____

WITNESS My hand and official seal.

(seal)

Notary Public

State of _____

My Commission expires: _____

Leon B. Lytle
LEON B. LYTLE

MARGARET PATRICIA KEISER

STATE OF CALIFORNIA

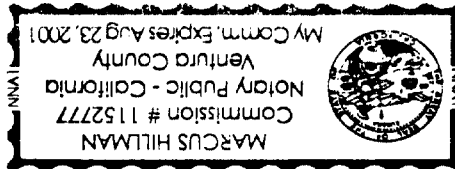
COUNTY OF VENTURA SS. 05/18 18 2000

Personally appeared the above named LEON B. LYTLE
and acknowledged the foregoing instrument to be his voluntary act.

WITNESS My hand and official seal.

(seal)

Marcus Hill
Notary Public
State of CALIFORNIA
My Commission expires: AUG 23, 2001



STATE OF CALIFORNIA

COUNTY OF VENTURA SS. 05/18 18 2000

The foregoing instrument was acknowledged before me this 18th OF MAY
2000, by _____
as _____ on behalf of _____

WITNESS My hand and official seal.

(seal)

Notary Public
State of _____
My Commission expires: _____

State of Oregon, County of Klamath
Recorded 05/23/00, at 11:30a. m.
In Vol. M00 Page 18596
Linda Smith,
County Clerk Fee \$ 31⁰⁰