

200 JUN 13 PM 2:38



WESTERN
TITLE & ESCROW COMPANY

Vol M00 Page 21440

WARRANTY DEED -- STATUTORY FORM

RAYMOND WILSON, an individual, Grantor,

conveys and warrants to

BETTIE EGERTON and LEANNE B. CAKUS, each as to an undivided 50.000% interest, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

LOTS 11 AND 12 IN BLOCK 12 OF TRACT NO. 1060, SUN FOREST ESTATES,
ACCORDING TO THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Tax Account No(s): 142367 142376

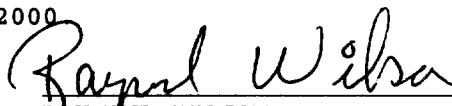
Map/Tax Lot No(s): 2310036D010900 2310036D011000

This property is free from encumbrances, EXCEPT:
SEE ATTACHED EXHIBIT "A"

The true consideration for this conveyance is \$12,500.00 .

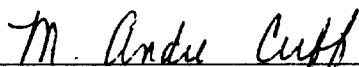
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 8th day of June, 2000


RAYMOND WILSON

STATE OF CALIFORNIA, COUNTY OF Solano) SS.

This instrument was acknowledged before me on June 8th, 2000 by RAYMOND WILSON.


(Notary Public)

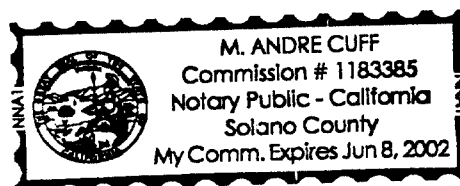
My commission expires June 8, 2002

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

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

BETTIE EGERTON
PO BOX 1218
LA PINE, OR 97739

TITLE NO. K-55632
ESCROW NO. 14-A048700



K26-

EXHIBIT "A"

1. Transmission line easement, including the terms and provisions thereof,

Dated : September 13, 1951
 Recorded : October 9, 1951 in Volume 250, page 282, Records of Klamath County, Oregon
 From : Estelle Berry, aka Estelle M. Berry, a widow
 To : United States of America

2. Easement, including the terms and provisions thereof,

Dated : June 12, 1972
 Recorded : June 30, 1972 in Volume M72 page 7124, Records of Klamath County, Oregon
 From : Jack C. Ecoff
 To : United States of America

3. Reservations and restrictions in the Dedication of Sun Forest Estates, Tract 1080.

4. Articles of Association of Sun Forest Estates Property Owners, including the terms and provisions thereof,

Dated : September 7, 1972
 Recorded : September 10, 1972 in Volume M72 page 10581, Records of Klamath County, Oregon

5. Building and Use Restrictions for Sun Forest Estates, including the terms and provisions thereof,

Dated : May 8, 1972
 Recorded : September 10, 1972 in Volume M72 page 10585, Records of Klamath County, Oregon

6. Electric Line Right of Way Easement, including the terms and provisions thereof,

Dated : October 4, 1989
 Recorded : November 13, 1989 in Volume M89 page 21807, Deed records of Klamath County, Oregon
 From : L. J. and Linda Ferguson
 To : Midstate Electric Cooperative inc., a cooperative

State of Oregon, County of Klamath
 Recorded 06/13/00, at 2:38 p m.
 In Vol. M00 Page 21446
Linda Smith,
 County Clerk Fee\$ 26⁰⁰