

200 JUN 23 AM 11:14

MTL 51319-PS  
WARRANTY DEED

Vol M00 Page 22868

KERRY S. PENN,

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

STEVEN W. HOWELL AND SUSAN BEATRICE HOWELL, as Trustees of The Howell Revocable Living Trust, u/d/t November 10, 1993,

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 11 in Block 1 of Tract No. 1260, MONTE VISTA RANCH, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

KEY #872684

MAP #3507-007DA-01800

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 SHABBIR MOIZ LATIF AND JUMANA SHABBIR LATIF, TRUSTEES OF THE 1996 SHABBIR MOIZ LATIF AND JUMANA SHABBIR LATIF REVOCABLE TRUST, RECORDED IN VOLUME M00, PAGE 21995, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, WHICH BUYERS HEREIN DO NOT AGREE TO ASSUME AND PAY, AND SELLER SHALL FURTHER HOLD BUYERS HARMLESS THEREFROM.

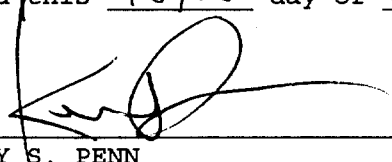
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 55,000.00.

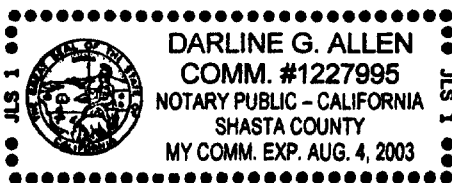
Until a change is requested, all tax statements shall be sent to Grantee at the following address: 324 E. DUELL ST., GLENDORA, CA 91740

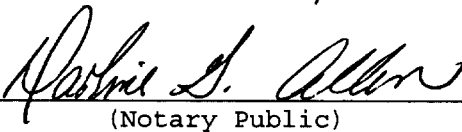
Dated this 15th day of JUNE, 2000.

  
KERRY S. PENN

State of California  
County of SHASTA

This instrument was acknowledged before me on June 15, 2000 by KERRY S. PENN.



  
(Notary Public)

My commission expires 8-4-00

ESCROW NO. MT51319-PS

Return to:

THE HOWELL REVOCABLE LIVING TRUST, u/d/t November 10, 1993  
324 E. DUELL ST.  
GLENDORA, CA 91740

State of Oregon, County of Klamath  
Recorded 06/23/00, at 11:14 a.m.  
In Vol. M00 Page 22868  
Linda Smith,  
County Clerk Fee \$ 21.00

21.00