

200 JUL 10 PM 3:26

MT51449-MS
WARRANTY DEED

Vol M00 Page 25148

ROBERT D. BAKKEN and JOYCE L. BAKKEN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
JAMES T. PACE and NANCY E. KILGORE, with the rights of survivorship,
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:

THAT PORTION OF GOVERNMENT LOT 24 LYING SOUTHWESTERLY OF HIGHWAY NO. 62,
IN SECTION 16, TOWNSHIP 35 SOUTH, RANGE 7 EAST OF THE WILLAMETTE
MERIDIAN, KLAMATH COUNTY, OREGON

3507-01600-01201-000

831675

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 17,000.00.

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

Dated this 6th day of July, 2000.

Robert D. Bakken
ROBERT D. BAKKEN

Joyce L. Bakken
JOYCE L. BAKKEN

State of _____
County of _____

This instrument was acknowledged before me on _____, _____ by ROBERT
D. BAKKEN AND JOYCE L. BAKKEN.

see attached

(Notary Public)

My commission expires _____

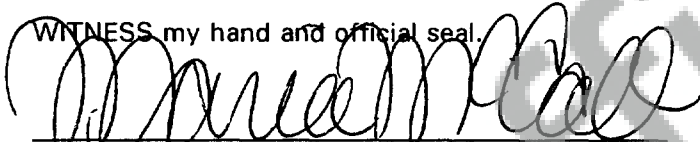
ESCROW NO. MT51449-MS

Return to:
JAMES T. PACE

STATE OF CaliforniaCOUNTY OF PlacerOn July 6, 2000 before me, Maria McCall
(Name, Title of Officer)personally appeared Robert D. Bakken and Joyce L. Bakken

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.


 (Signature of Notary Public)


(This area for notarial seal)

State of Oregon, County of Klamath
 Recorded 07/10/00, at 3:26 p.m.
 In Vol. M00 Page 25148
Linda Smith,
 County Clerk Fee\$ 26⁰⁰