

MTC SISOS-TA  
WARRANTY DEEDVol. M00 Page 25628

CAPSTONE DEVELOPMENT, L.L.C., AN OREGON LIMITED LIABILITY COMPANY,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
**DAN TURNER and ALIDA TURNER, as tenants by the entirety,**  
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:

LOTS 14 AND 20 IN BLOCK 9 OF TRACT 1270 - FIFTH ADDITION TO NORTH HILLS,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

R873659  
R873668

R3809-035AA-08700-000  
R-3809-036BB-02200-00

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 40,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 198 CRESTDALE WAY, KLAMATH FALLS, OR 97603

Dated this 12<sup>th</sup> day of July, 2000.

CAPSTONE DEVELOPMENT, L.L.C.  
BY: Donald E. Rowlett  
DONALD E. ROWLETT, MANAGING MEMBER

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 12, 2000 by .



Kristil L. Redd  
(Notary Public for Oregon)

My commission expires 11/16/2003

ESCROW NO. MT51505-TA

Return to:  
DAN TURNER  
198 CRESTDALE WAY  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 07/13/00, at 3:28 p. m.  
In Vol. M00 Page 25628  
Linda Smith,  
County Clerk Fee\$ 21<sup>00</sup>