

200 AUG 11 PM 3:25

MTL 51695 - KR
WARRANTY DEED

Vol M00 Page 29579

EVELYN L. PIPER, AS TO AN UNDIVIDED 1/2 INTEREST, DONALD A. W. PIPER, AS TO AN UNDIVIDED 1/6 INTEREST, DAVID A. PIPER, AS TO AN UNDIVIDED 1/6 INTEREST, MARGARET A. KLEPPER, AS TO AN UNDIVIDED 1/6 INTEREST.,

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

MICHAEL B. CAMPBELL and BONNIE K. CAMPBELL, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
ACCT# 3809-30AB-5300 KEY# 183991

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 134,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2134 HARVARD STREET, KLAMATH FALLS, OR 97601

Dated this 9 day of August, 2000.

ⓧ Evelyn L. Piper
EVELYN L. PIPER

DONALD A. W. PIPER

SEE ATTACHED SIGNATURE PAGES

DAVID A. PIPER

MARGARET A. KLEPPER

State of Oregon
County of Tuckson

This instrument was acknowledged before me on August 9, 2000 by
EVELYN L. PIPER ~~AND DONALD A. W. PIPER AND DAVID A. PIPER AND MARGARET A.~~
~~KLEPPER.~~

L. C. R.
(Notary Public for Oregon)

My commission expires 6-26-2001

ESCROW NO. MT51695-KR

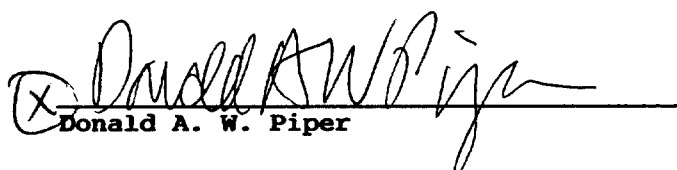
Return to:
MICHAEL B. CAMPBELL
2134 HARVARD STREET
KLAMATH FALLS, OR 97601



EXHIBIT "A"
LEGAL DESCRIPTION

Lots 9, 10 and 11, Block 44, BUENA VISTA ADDITION to the City of Klamath Falls, Oregon, more particularly described as follows:

Beginning at a steel axle on the Southeast corner of said Lot 11; thence North 8 degrees 09' West along the Easterly line of said Lot 11 a distance of 120.0 feet to an iron pin; thence South 62 degrees 18' West a distance of 86.2 feet to an iron pin on the Southeast corner of said Lot 9; thence South 70 degrees 49' West a distance of 143.2 feet to the Westerly line of said Lot 9; thence South 31 degrees 17' East along the Westerly line of said Lots 9 and 10 a distance of 69.54 feet to an iron pin on the Southwest corner of said Lot 10; thence North 81 degrees 51' East along the Southerly line of Lots 10 and 11 a distance of 194.26 feet, more or less, to the point of beginning.


Donald A. W. Piper

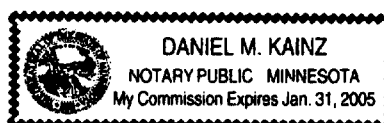
State of Oregon
County of

This instrument was acknowledged before me on August 9, 2000 by
~~EVELYN L. PIPER AND DONALD A. W. PIPER AND DAVID A. PIPER AND MARGARET A.~~
~~KLEPPER.~~

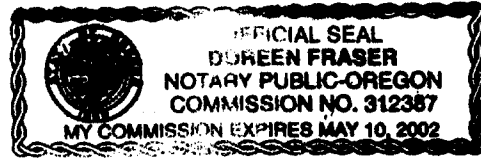

(Notary Public for Oregon)

My commission expires

1/31/2005



Margaret A. Klepper
Margaret A. Klepper




State of Oregon
County of Deschutes

This instrument was acknowledged before me on August 10, 2000 by
~~EVELYN L. PIPER AND DONALD A. W. PIPER AND DAVID A. PIPER AND MARGARET A.~~
KLEPPER.

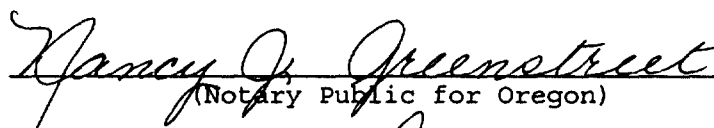
Doreen Fraser
(Notary Public for Oregon)

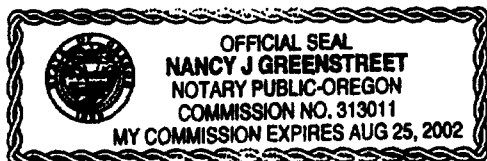
My commission expires 5-10-2002


 David A. Piper

State of Oregon
 County of

This instrument was acknowledged before me on Aug 7, 2000 by
~~EVELYN L. PIPER AND DONALD A. W. PIPER AND DAVID A. PIPER AND MARGARET A.~~
~~KLEPPER.~~


 (Notary Public for Oregon)
 My commission expires Aug 25, 2002



State of Oregon, County of Klamath
 Recorded 08/11/00, at 3:25 p.m.
 In Vol. M00 Page 29579
 Linda Smith,
 County Clerk Fee\$ 41.00