

2000 AUG 31 PM 3: 23

MT51614-MS
WARRANTY DEED

Vol. M00 Page 32178

RODNEY E. PECNICK and SUE A. PECNICK, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
HEIDI KRATZER,

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 24 IN BLOCK 3 OF TRACT 1065 - IRISH BEND, ACCORDING TO THE OFFICIAL
PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,
OREGON

3507-017CD-02800-000

236042


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.

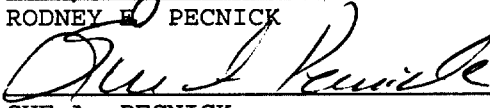
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 65,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 33728 WITAM BLUFF DRIVE, CHILOQUIN, OR 97624

Dated this 29 day of August, 2000.

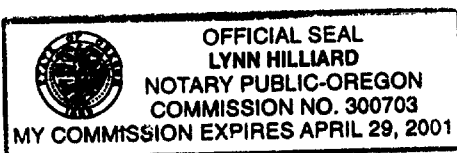


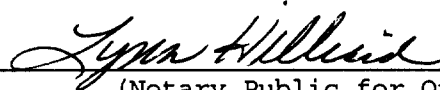
RODNEY E. PECNICK


SUE A. PECNICK

State of Oregon
County of

This instrument was acknowledged before me on August 29, 2000 by
RODNEY E. PECNICK AND SUE A. PECNICK.





(Notary Public for Oregon)
My commission expires 4/29/01

ESCROW NO. MT51614-MS

Return to:
HEIDI KRATZER
33728 WITAM BLUFF DRIVE
CHILOQUIN, OR 97624

State of Oregon, County of Klamath
Recorded 08/31/00, at 3:23 p.m.
In Vol. M00 Page 32178
Linda Smith,
County Clerk Fee \$21.00