

KENNETH L. DOUGLAS,

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

LEANNE R. MITCHEL,

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****3809-029BD-05200-000****213049**

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 77,000.00.Until a change is requested, all tax statements shall be sent to Grantee at the following address: **1865 ACADEMY STREET, KLAMATH FALLS, OR 97601**Dated this 25th day of October, 2000.


KENNETH L. DOUGLAS

State of Oregon
County of **KLAMATH**This instrument was acknowledged before me on October 25, 2000 by
KENNETH L. DOUGLAS.


(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT51933-MS

Return to:

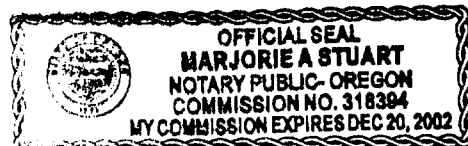
LEANNE R. MITCHEL
1865 ACADEMY STREET
KLAMATH FALLS, OR 97601

EXHIBIT "A"
LEGAL DESCRIPTION

Lots 6 and 7 in Block 76 of BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and a portion of Lot 5 in Block 76 described as follows:

Beginning at the most Easterly corner of Lot 7, Block 76; thence South 52 degrees 36' 30" East a distance of 4.70 feet; thence Southwesterly to a point on the Southwesterly line of Lot 5, Block 76, which point is South 52 degrees 36' 30" East 1.65 feet from the most Southerly corner of Lot 6, Block 76; thence North 52 degrees 36' 30" West along said Southwesterly line of Lot 5, Block 76, to the most Southerly corner of Lot 6; thence North 37 degrees 23' 30" East along the Southeasterly line of Lots 6 and 7, Block 76, to the point of beginning.

State of Oregon, County of Klamath
Recorded 10/31/00, at 3:16 p m.
In Vol. M00 Page 39769
Linda Smith,
County Clerk Fee \$ 26⁰⁰