



THIS SPACE RESERVED FOR RECORDER'S USE
MT 56527-TM

After recording return to:
KIM E. FITTS
P.O. BOX 7998
KLAMATH FALLS, OR 97602-0998

Until a change is requested all
tax statements shall be sent to
the following address:
KIM E. FITTS
P.O. BOX 7998
KLAMATH FALLS, OR 97602-0998

Escrow No. MT56527-TM
Title No.

Vol M02 Page 15347

State of Oregon, County of Klamath
Recorded 03/15/2002 2:11 p.m.
Vol M02, Pg 1547
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

DONALD RICHIE and BARBARA L. RICHIE, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KIM E. FITTS and SUSAN RAE FITTS, 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:

LOT 18, TRACT NO. 1038, A RESUBDIVISION OF LOTS 10 THROUGH 15, BLOCK 1,
MIDLAND HILLS ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN
THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

4008-001AB-00400-000

KEY NO.: 620778


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.

The true and actual consideration for this conveyance is \$ 115,500.00.

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.

Dated this 15th day of March 2002.

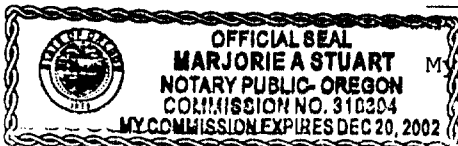

DONALD RICHIE


BARBARA L. RICHIE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on March 15, 2002 by
DONALD RICHIE AND BARBARA L. RICHIE.


(Notary Public for Oregon)



My commission expires 12/20/02