

KNOW ALL MEN BY THESE PRESENTS, That Glenn Albert Ditto, Jr., and Joyce Ditto, husband and wife, hereinafter called Grantor, for the consideration hereinafter stated, to grantor paid by Perry Francis Peters, Jr. and Shelley Rae Peters, husband and wife, hereinafter called Grantee, does hereby grant, bargain, sell and convey unto Grantee and Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The Southeasterly 91.5 feet of the Northwesterly 181.5 feet of Tract 48 of Homedale, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Liens and assessments of Klamath Project and Enterprise Irrigation District and regulations, contracts, easements, water and irrigation rights in connection therewith.

SUBJECT TO: Easements, rights of way of record and those apparent on the land.

Account No. R-3909-11AC-3200 - Key No. R549311

To Have and to Hold the same unto the said Grantee and Grantee's heirs,  
successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that 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 paid for this transfer, stated in terms of dollars, is \$50,000.00.

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.

In Witness Whereof, the Grantor has executed this instrument this 1st day of ~~July~~, 1997  
August

STATE OF OREGON                    )  
  )    SS  
County of Klamath                 )

This instrument was acknowledged before me on August 1, 1997,  
by Glenn Albert Ditto, Jr. and Joyce Ditto.

Notary Public for Oregon  
My Commission Expires: 12-19-2000

After recording, return to:  
Perry & Shelley Peters Jr  
5322 Warlan Dr.  
Klamath Falls, OR 97603  
 Until a change is requested,  
 mail tax stmts to:



8/15/02 11:07 AM

52474

State of Oregon, County of Klamath  
Recorded 09/16/2002 11:07 a.m.  
Vol M02, Pg 52473-74  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2