

03 NOV 26 PM 3:39

NJC - 63363 KR



Vol M03 Page 87411

THIS SPACE RES: State of Oregon, County of Klamath
Recorded 11/26/03 3:39 p.m.
Vol M03 Pg 87411
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
RUSSELL PETERSON
990 COUNTY ROAD 102
TULELAKE, CA 96134

Until a change is requested all
tax statements shall be sent to
The following address:

RUSSELL PETERSON
990 COUNTY ROAD 102
TULELAKE, CA 96134

Escrow No. MT63363-KR

WARRANTY DEED

EDWARD A. MEDINA & ROSE MARIE MEDINA, TRUSTEES OR THEIR SUCCESSORS IN TRUST UNDER THE MEDINA LOVING TRUST DATED MARCH 19, 1997 AND ANY AMENDMENTS THERETO, Grantor(s) hereby grant, bargain, sell, warrant and convey to RUSSELL PETERSON and THERESA PETERSON, 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:

Beginning at a point 40 feet South and 50 feet East of the corner common to Sections 1, 2, 11 and 12 of Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence East 30 feet thence South 51.25 feet; thence West 30 feet; thence North 51.25 feet to the place of beginning, being in Lot 2 of Section 12, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

KEY #123137

ACCT #4110-012BB-01900

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record 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 \$90,000.00.

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.

Dated this 21st day of November, 2003

THE MEDINA LOVING TRUST
BY: Edward A. Medina Trustee
EDWARD A. MEDINA, TRUSTEE
BY: Rose Marie Medina Trustee
ROSE MARIE MEDINA, TRUSTEE



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on November 21, 2003 by EDWARD A. MEDINA & ROSE MARIE MEDINA, TRUSTEES OR THEIR SUCCESSORS IN TRUST UNDER THE MEDINA LOVING TRUST DATED MARCH 19, 1997 AND ANY AMENDMENTS THERETO.

Kristi L. Redd
(Notary Public for Oregon)
My commission expires 11/16/2007

21.00
one