



17213

#01035358
WARRANTY DEEDVol. m90 Page 13398

AFTER RECORDING RETURN TO:
Mr. and Mrs. Steven P. Trichel
PO Box 800
KENO OK 97627

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

EDWARD J. SHIPSEY and BENJAMIN C. HARRIS and BARBARA HARRIS,
hereinafter called GRANTOR(S), convey(s) to STEVEN P. TRICHEL
and JOAN M. TRICHEL, husband and wife, hereinafter called
GRANTEE(S), all that real property situated in the County of
KLAMATH, State of Oregon, described as:

The NW 1/4 SE 1/4; NE 1/4 SE 1/4 and the SE 1/4 SE 1/4 of
Section 18, Township 40 South, Range 8 East of the Willamette
Meridian, in the County of Klamath, State of Oregon.

CODE 52 MAP 4008 TL 2600

E. J. SHIPSEY, ONE OF THE GRANTORS HEREIN, RESERVES UNTO HIMSELF
HUNTING RIGHTS (WITH A PARTY OF SIX) ON THE REAL PROPERTY
LEGALLY DESCRIBED HEREIN AS LONG AS HE LIVES. THIS RIGHT IS FOR
DEER-HUNTING SEASON ONLY.

"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." *of ORO*

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except 1.) Subject to rules
and regulations of Fire Patrol District. 2.) Rights of the
public in and to any portion of the herein described premises
lying within the boundaries of roads or highways. 3.) Contract
including the terms and provisions thereof, recorded September
14, 1977 in Book M-77, page 17153, between Jacqueline F. Miller
aka Jacqueline Forman Starbuck as Vendor and Edward J. Shipsey
and Theodore A. Thomas as Vendees, the interest of Edward J.
Shipsey was assigned by Bargain and Sale Deed recorded October
21, 1983 in Book M-83, page 18231 to Benjamin C. Harris and
Barbara Harris and the interest of Theodore A. Thomas was
assigned by Warranty Deed recorded August 29, 1989 in Book M-89,
page 16225, to Edward J. Shipsey, which Contract the Grantees
herein DO NOT agree to assume and pay and Grantors hold Grantees
harmless therefrom. 4.) Order, including the terms and
provisions thereof, recorded August 15, 1989 in Book M-89 at
Page 15087.

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

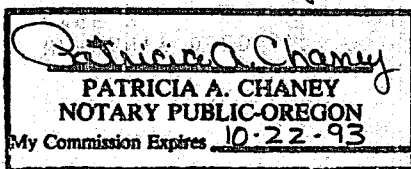
The true and actual consideration for this transfer is
\$117,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 22nd day of June 1990.

Edward J. Shipsey
EDWARD J. SHIPSEY

Benjamin C. Harris
BENJAMIN C. HARRIS
Barbara Harris
BARBARA HARRIS



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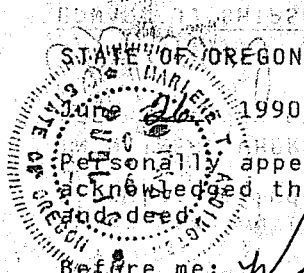
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90 JUL 6 PM 4 11

NOTARY PUBLIC - OREGON
WARRANTY DEED
PAGE 12

CONTINUED ON PAGE 13

13399



STATE OF OREGON, County of Klamath) ss.

Personally appeared the above named EDWARD J. SHIPSEY and
acknowledged the foregoing instrument to be his voluntary act
and deed.

Before me: H. Berlene T. Addington
Notary Public for Oregon
My Commission Expires: 3-22-93

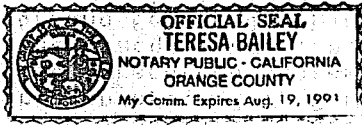
State of California, County of ORANGE) ss

June 29, 1990

Personally appeared the above named BENJAMIN C. HARRIS AND
BARBARA HARRIS and acknowledged the foregoing instrument to be
their voluntary act and deed.

Before me: Teresa Bailey
Notary Public for California
My commission expires: August 19, 1991

Teresa Bailey



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 6th day
of July A.D., 19 90 at 4:11 o'clock P M., and duly recorded in Vol. M90,
of Deeds on Page 13398.

FEE \$33.00

Evelyn Biehn - County Clerk
By Paulene Mulendore

CODE 25 HVB 4002 IF 0000

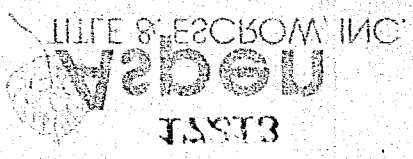
RECORDED IN THE COUNTY OF Klamath State of Oregon
SECTION 14 TOWNSHIP 40 SOUTH RANGE 8 EAST OF THE MERIDIAN
THE SAID TAX OF TAXES BEING PAID FOR THE YEAR 1990

RECEIVED FROM THE CLERK OF THE COUNTY OF Klamath
EDWARD J. SHIPSEY AND BARBARA HARRIS
AND BENJAMIN C. HARRIS AND BARBARA HARRIS
PERSONALTY ENTERED (LAWYER) (2) COPIES TO CLERK OF Klamath
COUNTY 1 CLERK AND EDWARD J. SHIPSEY AND BARBARA HARRIS

STATE OF OREGON
INSTRUMENT TO THE FOREGOING WITNESSES
DATE & CHANGE TO BE RECORDED WILL BE

FILED BY JACS

60 000 300
RECORDED IN THE COUNTY OF Klamath
VOLUME BEING RECORDED IN:



4101032328

13398