



01038594
WARRANTY DEED

AFTER RECORDING RETURN TO:

MARK N. WERST and
CONSTANCE D. WERST

12440 Hwy 140 East
Klamath Falls, OR 97603

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

VERN M. SCHLOSSER and SHERRY MAY SCHLOSSER, husband and wife,
hereinafter called GRANTOR(S), convey(s) to MARK N. WERST and
CONSTANCE D. WERST, husband and wife, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN.

"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 covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land,

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
\$65,900.00.

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 15th day of June, 1992.

Vern M. Schlosser
VERN M. SCHLOSSER

Sherry May Schlosser
SHERRY MAY SCHLOSSER

STATE OF OREGON, County of Klamath)ss.

On this 16th day of June, 1992, personally appeared the above
named VERN M. SCHLOSSER and SHERRY MAY SCHLOSSER and
acknowledged the foregoing instrument to be their voluntary act
and deed.

Before me, Darlene P. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1993.

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1992 JUN 25

EXHIBIT "A"

13783

The E 1/2 E 1/2 W 1/2 SW 1/4 lying South of the Lakeview Highway and North of the "B" Canal, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM that portion deeded to Oregon-California & Eastern Railway Company by deed recorded March 11, 1931 in Book 93 at Page 623, Deed Records, all in Section 15, Township 39 South, Range 10 East of the Willamette Meridian.

CODE 162 MAP 3910-1500 TL 1800

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 24th day
of June A.D., 19 92 at 8:48 o'clock A M., and duly recorded in Vol. M92
of Deeds on Page 13782.

Evelyn Biehn County Clerk

FEE \$35.00

By Pauline Mulholland