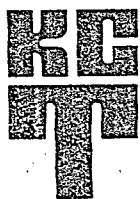


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## KLAMATH COUNTY TITLE COMPANY

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K-44738  
**STATUTORY WARRANTY DEED**  
 (Individual or Corporation)

ALBERT W. SCHMECK AND VADA H. SCHMECK, INITIAL TRUSTEES OF THE ALBERT W. SCHMECK AND VADA H. SCHMECK REVOCABLE TRUST, DATED MAY 3, 1989 Grantor,  
 conveys and warrants to FRANK G. SIKES  
 Grantee,  
 the following described real property in the County of KLAMATH and State of Oregon.

A PARCEL OF LAND SITUATED IN THE NW $\frac{1}{4}$ SW $\frac{1}{4}$  OF SECTION 7, TOWNSHIP 38 SOUTH, RANGE 9, E.W.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF THE NEW DALLES-CALIFORNIA HIGHWAY WHICH BEARS S. 89°49'E. A DISTANCE OF 799.0 FEET AND S. 11°36'E. ALONG SAID WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 306.29 FEET FROM THE WEST ONE-QUARTER CORNER OF SAID SECTION 7; THENCE CONTINUING S. 11°36' E. ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 200.0 FEET TO THE NORTHEASTERLY CORNER OF PARCEL CONVEYED TO VAN'S MOTEL BY DEED VOLUME 300, PAGE 270, RECORDS OF KLAMATH COUNTY, OREGON; THENCE S. 78°24' W. AT RIGHT ANGLES TO SAID HIGHWAY A DISTANCE OF 200.0 FEET TO A POINT; THENCE N. 11°36' W., PARALLEL WITH SAID HIGHWAY RIGHT-OF-WAY, A DISTANCE OF 200.0 FEET; THENCE N. 78°24' E. A DISTANCE OF 200.0 FEET TO THE POINT OF BEGINNING.

This property is free of liens and encumbrances, EXCEPT:

## SUBJECT TO:

RESERVATIONS AND RESTRICTIONS OF RECORD, RIGHTS OF WAY, AND EASEMENTS OF RECORD AND THOSE APPARENT UPON THE LAND, CONTRACTS AND/OR LIENS FOR IRRIGATION AND/OR DRAINAGE.

The true consideration for this conveyance is \$ 17,500.00 (Here comply with the requirements of ORS 93.030\*).

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 13th day of January 19 93 If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Vada H. Schmeck, Trustee  
 VADA H. SCHMECK, TRUSTEE

Arizona  
 STATE OF OREGON, County of Maricopa ss.  
 The foregoing instrument was acknowledged before me  
 this 13 day of January 19 93  
 by Vada H. Schmeck, Trustee

Notary Public for Oregon  
 My commission expires June 3, 1996

After recording return to:

Frank G. Sikes  
 1147 McClellan Dr.  
 Klamath Falls, Oregon 97603  
 NAME, ADDRESS, ZIP

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

Frank G. Sikes  
 1147 McClellan Dr.  
 Klamath Falls, Oregon 97603

CORPORATE ACKNOWLEDGEMENT  
 STATE OF OREGON, County of \_\_\_\_\_ ss.  
 The foregoing instrument was acknowledged before me  
 this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_  
 by \_\_\_\_\_ and  
 by \_\_\_\_\_  
 of \_\_\_\_\_  
 a corporation, on behalf of the corporation.

Notary Public for Oregon

STATE OF OREGON,  
 County of Klamath ss.

Filed for record at request of:

Klamath County Title Company  
 on this 19 day of January A.D., 19 93  
 at 10:02 o'clock A M. and duly recorded  
 in Vol. M93 of Deeds Page 1295  
Evelyn Biehn County Clerk  
 By [Signature]  
 Fee, \$ 30.00 Deputy.