

78178

WARRANTY DEED - STATUTORY FORM
INDIVIDUAL GRANTEE

Volume 94 Page 9130

DENENE M. TRION

Grantee
conveys and warrants to Conservation of estate of JAMES KING as to an undivided 70% and
conservator of the estate of DAWN KING as to an undivided 30%

Grantee the following described real property free of encumbrances
except as specifically set forth herein situated in CLATSOP County, Oregon, to-wit:

SEE EXHIBIT A

Superior Woodlands to be added back, 100% of the
undivided and undivided estate of the
conservator of the estate of JAMES KING and
Dawn King as to an undivided 30% of the

TAX #2499-318C-1000 Key #155235

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The property is free from encumbrances except

THOSE SHOWN ON THE REVERSE SIDE IF ANY

The true consideration for this conveyance is \$152,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 22nd day of March, 1994

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 309.901.

DENENE M. TRION

STATE OF OREGON, County of Deschutes

This instrument was acknowledged before me on 3/22, 1994



OFFICIAL SEAL
TRUDY LARGE
NOTARY PUBLIC OREGON
COMMISSION NO. 00277
MY COMMISSION EXPIRES JAN. 28, 1998

Notary Public for Oregon

1-26-96

WARRANTY DEED

DENENE M. TRION

JAMES KING and DAWN KING

GRANTEES ADDRESS, ZIP

After recording return to:

JAMES KING and DAWN KING

17730 OLD WOOD RD

BEND, OR 97707

NEW ADDRESS, ZIP

Until or unless otherwise requested, all tax statements
shall be sent to the following address:

JAMES KING and DAWN KING

17730 OLD WOOD RD

BEND, OR 97707

S131876 BANK ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instru-
ment was received for record on the
day of 19

at o'clock M., and recorded
in book/reel/volume No.

page at a fee/file/instru-
ment/microfilm/reception No.

Record of Deeds of said County.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

EXHIBIT "A"
LEGAL DESCRIPTION

EXCEPT that portion as described in a certain deed between Clifford W. Schmidt and Mary M. Schmidt, Grantors, to Walter G. Schmidt and Clara A. Schmidt, Grantees, dated November 30, 1966, and recorded January 9, 1967 in Volume M67 at page 176, Deed Records of Klamath County, Oregon.

FREE \$35.00

By William M. Wells County Clerk