

180 After recording return to grantee herein.
Until a change is requested send all tax
statements to grantee herein.

KEY TITLE NO. 32204
ESCROW NO. 27-21180
TAX ACCT. NO. 149164
MAP #2408 025 CO 02800

GRANTEE'S NAME AND ADDRESS:

GEORGE V HERMANN
PO BOX 338
GILCHRIST, OR 97737

mtc 37204
WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

STEPHEN MALLATT and REBECCA MALLATT Grantor,

conveys and warrants to:

GEORGE V HERMANN and MAXINE G HERMANN, husband and wife, Grantee,

the following described real property free of encumbrances except as
specifically set forth herein:

A PARCEL OF LAND SITUATED IN THE SW1/4 SECTION 25, TOWNSHIP 24 SOUTH,
RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF KLAMATH, STATE
OF OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8 INCH IRON PIN MARKING THE NORTHEAST CORNER SE 1/4
SW1/4 OF SAID SECTION 25; THENCE SOUTH 89 DEGREES 12'47" WEST ALONG THE
NORTH LINE OF SAID SE1/4 SW1/4 SECTION 25 A DISTANCE OF 512.5 FEET TO A
5/8 IRON PIN THIS BEING THE POINT OF BEGINNING; THENCE SOUTH 334.91 FEET;
THENCE SOUTH 62 DEGREES 49' WEST A DISTANCE OF 296.02 FEET; THENCE NORTH
466.60 FEET TO A POINT ON THE NORTH LINE OF SAID SE1/4 SW1/4 SECTION 25;
THENCE NORTH 89 DEGREES 12'47" EAST ALONG THE NORTH LINE OF SAID SE1/4
SW1/4 SECTION 25, 263 FEET TO A POINT OF BEGINNING.

SUBJECT TO:

1. RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED
PREMISES LYING WITHIN THE LIMITS OF STREETS, ROADS OR HIGHWAYS.
2. AN EASEMENT CREATED BY INSTRUMENT DATED APRIL 25, 1977 AND RECORDED
JULY 8, 1977 IN VOLUME M77, PAGE 12062, MICROFILM RECORDS OF KLAMATH
COUNTY, OREGON.

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.

The true consideration for this conveyance is \$85,000.00 . However, if the
actual consideration consists of or includes other property or other value
given or promised, such other property or value was part of the/the whole of
the (indicate which) consideration. If grantor is a corporation, this has been
signed by authority of the Board of Directors.

Dated this 5TH day of APRIL, 19 94;

GRANTOR(S):

Stephen Mallatt
STEPHEN MALLATT

Rebecca Mallatt
REBECCA MALLATT



STATE OF OREGON, County of DESCHUTES) ss.

This instrument was acknowledged before me on APRIL 5, 19 94,
by STEPHEN MALLATT and REBECCA MALLATT

Karin Lea
Notary Public for Oregon

My commission expires: 05/05/96

NEW TITLE NO. 35123
STATION NO. 27-1116
TAX ACCT. NO. 144101
MAP BOOK 002 20 00000

18501
The recording agency is requested to change the recording date to 04-09-24P03:30 RCVD.

RECORDED WITH NO. 20 00000

MINUTE BOOKS - STATUTORY FORM
(INVESTMENT OF COMMISSION)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 8th day
of April A.D., 19 94 at 3:30 o'clock P M., and duly recorded in Vol. M94
of Deeds on Page 0580

FEE \$35.00

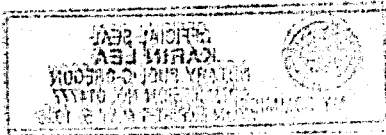
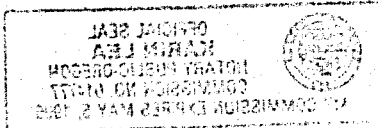
Evelyn Biehn, County Clerk
By Pauline Mullins

THE FOLLOWING IS A TRUE AND CORRECT COPY OF THE ORIGINAL INSTRUMENT AS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF THE COUNTY OF KLAMATH, OREGON, THIS 8TH DAY OF APRIL, 1994, AT 3:30 O'CLOCK P.M., AND DULY RECORDED IN VOLUME M94 OF DEEDS ON PAGE 0580.

THE FOLLOWING IS A TRUE AND CORRECT COPY OF THE ORIGINAL INSTRUMENT AS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF THE COUNTY OF KLAMATH, OREGON, THIS 8TH DAY OF APRIL, 1994, AT 3:30 O'CLOCK P.M., AND DULY RECORDED IN VOLUME M94 OF DEEDS ON PAGE 0580.

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NOTARIAL PUBLIC AND RECORDS MANAGER
My commission expires on _____
I, _____, do hereby certify that the foregoing is a true and correct copy of the original instrument as filed for record in the office of the County Clerk of the County of Klamath, Oregon, this 8th day of April, 1994, at 3:30 o'clock P.M., and duly recorded in Volume M94 of Deeds on Page 0580.