

04-11-94P03:47 RCVD



WARRANTY DEED

#03041322

AFTER RECORDING RETURN TO:

W. GORDON SCHMID

20281 REVD WORDEN RD.
KLAMATH FALLS, OR 97603

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

FRANK A. PARKER and SUZI H.C. PARKER, husband and wife,
 hereinafter called GRANTOR(S), convey(s) to W. GORDON SCHMID,
 hereinafter called GRANTEE(S), all that real property situated
 in the County of Klamath, State of Oregon, described as:

AS PER EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A
 PART HEREOF.....

"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 30.390."

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 Trust Deed
 recorded July 5, 1991 in Book M-91 at page 12839, which Grantee
 herein does not assume nor agree to pay,

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
 \$50,000.00.

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 8th day of April, 1994.

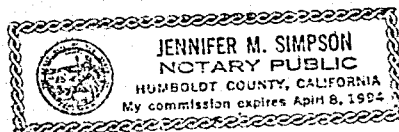
Frank A. Parker
 FRANK A. PARKER

Suzi H.C. Parker
 SUZI H.C. PARKER

STATE OF CALIFORNIA)
 County of Humboldt) ss.

The foregoing instrument was acknowledged before me this 8 day
 of April, 1994, by FRANK A. PARKER and SUZI H.C. PARKER.

Before me: Jennifer M. Simpson
 Notary Public for California
 Commission No. _____
 My Commission Expires: 4/8/94



All those portions of Tracts 16 and 17, MIDLAND TRACTS, in the County of Klamath, State of Oregon, which lie East of the right of way of the Southern Pacific Railway, EXCEPT the 200 foot strip of land deeded to Klamath County, by deed recorded in Book 105, Page 72, Deed Records of Klamath County, Oregon, which strip lies along said right of way on the East side thereof, and EXCEPT the 40 foot road off the South side of Tract #17.

ALSO LESS AND EXCEPT the property deeded to the State of Oregon, by and through its Department of Transportation, Highway Division, recorded December 9, 1992 in Book M-92 at Page 29173, Deed Records of Klamath County, Oregon.

CODE 164 MAP 3909-1900 TL 800

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 11th day
of April A.D., 19 94 at 3:47 o'clock P M., and duly recorded in Vol. M94,
of deeds on Page 10751.

FEE \$35.00

Evelyn Biehn

County Clerk

By

Pauline Mulken