

WARRANTY DEED

MTC 32523-KR

KNOW ALL MEN BY THESE PRESENTS, That CHI U ZESCHITZhereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MATT G. CANTRELLthe grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Government Lots 3, 4 and 5, the SE 1/4 of the NW 1/4 and the NE 1/4 of the SW 1/4 of Section 6, Township 37 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

"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."

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930. AND TO DETERMINE ANY To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as the date of this deed

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$124,000.00.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 12th day of April, 19 94; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON, New Jersey)
County of Monmouth) ss.
April 12, 19 94

Personally appeared the above named CHI U ZESCHITZ

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Hannelore Radev

Notary Public for Oregon

My commission expires:

HANNELORE RADEV

Notary Public of New Jersey

My Commission Expires Aug. 29, 1995

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this

_____, 19 _____, by _____,

_____, president, and by _____,

_____, secretary of _____,

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon _____

My commission expires: _____ (SEAL)

CHI U ZESCHITZ

GRANTOR'S NAME AND ADDRESS

MATT G. CANTRELLPO BOX 3455ASHLAND, OR 94520

GRANTEE'S NAME AND ADDRESS

MATT G. CANTRELLPO BOX 3455ASHLAND, OR 94520

NAME, ADDRESS, ZIP

Unless a change is requested all tax statements shall be sent to the following address.

MATT G. CANTRELLPO BOX 3455ASHLAND, OR 94520

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 6th day of May, 19 94, at 1:26 o'clock P M., and recorded in book M94 on page 14396 or as file/reel number 80605.

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

Evelyn Biehn County Clerk

Recording Officer

By Annette Mueller Deputy

Fees: \$30.00

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