

83445

06-28-94 02:54 RCVD

NTC 33278

Vol 194 Page 20084

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

KEY TITLE NO. 33278
ESCROW NO. 27-21831
TAX ACCT. NO. 134465
MAP #2309 025A0 05000

GRANTEE'S NAME AND ADDRESS:

WILLIAM SCHUMAN
PO Box 174
Gilchrist, Oregon 97737

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL OR CORPORATION)

LAURA L. STOVER and WILLIAM L. STOVER Grantor,
conveys and warrants to:

WILLIAM SCHUMAN, Grantee,

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

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
SUBJECT TO:

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 \$83,000.00. 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/whole of
the (indicate which) consideration. If grantor is a corporation, this has been
signed by authority of the Board of Directors.

Dated this 24TH day of JUNE, 1994;

GRANTOR(S):

Laura L. Stover
LAURA L. STOVER

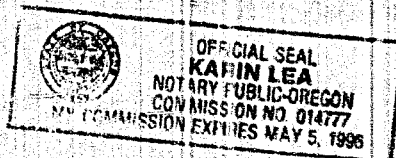
William L. Stover
WILLIAM L. STOVER

STATE OF OREGON, County of DESCHUTES) ss.

This instrument was acknowledged before me on JUNE 24, 1994,
by LAURA L. STOVER and WILLIAM L. STOVER

Karin Lea
Notary Public for Oregon

My commission expires: 05/05/96



Return to: **KEY ESCROW**
P.O. BOX 675
BEND, OR 97708

EXHIBIT "A"

20085

LOT 3 IN BLOCK 1 OF JACK PINE VILLAGE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

SUBJECT TO:

1. TAXES OR ASSESSMENTS WHICH ARE NOT SHOWN AS EXISTING LIENS BY THE RECORDS OF ANY TAXING AUTHORITY THAT LEVIES TAXES OR ASSESSMENTS ON REAL PROPERTY OR BY THE PUBLIC RECORDS.
2. EASEMENTS, LIENS, ENCUMBRANCES, INTERESTS OR CLAIMS THEREOF WHICH ARE NOT SHOWN BY ANY PUBLIC AGENCY.
3. DISCREPANCIES, CONFLICTS IN BOUNDARY LINES, SHORTAGE IN AREA, AND WHICH ARE NOT SHOWN BY THE PUBLIC RECORDS.
4. UNPATENTED MINING CLAIMS.
5. ANY LIEN OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIALS HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.
6. A 20 FOOT BUILDING SETBACK AS SHOWN ON DEDICATED PLAT.
7. RIGHTS OF WAY GIVEN TO PACIFIC TELEPHONE & TELEGRAPH COMPANY IN DEED VOLUME 85, PAGE 65 AND DEED VOLUME 85, PAGE 66, RECORDS OF KLAMATH COUNTY, OREGON.
8. AN EASEMENT CREATED BY INSTRUMENT DATED MAY 18, 1969 AND RECORDED MAY 22, 1969 IN VOLUME M69, PAGE 3857, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, IN FAVOR MIDSTATE ELECTRIC COOPERATIVE, INC.
9. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS, IMPOSED BY INSTRUMENT, RECORDED MAY 23, 1969 IN VOLUME M69, PAGE 3870, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON.
10. AN EASEMENT, CREATED BY INSTRUMENT, DATED MAY 19, 1969 AND RECORDED MAY 27, 1969 IN VOLUME M69, PAGE 3955, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, IN FAVOR OF MIDSTATE ELECTRIC COOPERATIVE, INC.
11. AN EASEMENT, CREATED BY INSTRUMENT, DATED MAY 22, 1985 AND RECORDED JUNE 14, 1985 IN VOLUME M85, PAGE 8932, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, IN FAVOR OF MIDSTATE ELECTRIC COOPERATIVE, INC.
12. AGREEMENT FOR SERVICE DATED MAY 27, 1985 AND RECORDED JUNE 14, 1985 IN VOLUME M85, PAGE 8947, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON.

STATE OF OREGON: COUNTY OF KLAMATH:

Filed for record at request of Mountain Title Co.
 of June A.D. 1994 at 2:54 o'clock P M., and duly recorded in Vol. M94 the 28th day
 of Deeds on Page 20084
 FEE \$35.00
 Evelyn Biehn County Clerk
 By [Signature]