

1914

06-22-95P03:29 RCVD

## WARRANTY DEED

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16430

MTIC 35353 KR  
 WILLIAM R. BRODIE and LINDA M. BRODIE, husband and wife,  
 Grantor(s) hereby grant, bargain, sell and convey to  
 DALE J. KOEHLER and BARBARA L. KOEHLER, TRUSTEES OF THE DALE J. KOEHLER AND  
 BARBARA L. KOEHLER REVOCABLE TRUST DATED JULY 13, 1994,  
 Grantee(s) and grantee's heirs, successors and assigns the following described  
 real property, free of encumbrances except as specifically set forth herein in  
 the County of KLAMATH and State of Oregon, to wit:

Lot 8 in Block 5 of Tract 1117, FIRST ADDITION TO EAST HILLS ESTATES,  
 according to the official plat thereof on file in the office of the  
 County Clerk of Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if  
 any, as of the date of this deed and those shown below, if any:

and the 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.

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 and actual consideration for this conveyance is \$ 146,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
 following address: 4174 Marian Ct. #2, Klamath Falls, OR 97603

Dated this 20<sup>th</sup> day of June, 19 95

X William R. Brodie  
 WILLIAM R. BRODIE

X Linda M. Brodie  
 LINDA M. BRODIE

## NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

COUNTY OF JACKSON

SS. June 20 19 95

Personally appeared the above named WILLIAM R. BRODIE & LINDA M. BRODIE  
 and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Cheryl Olson

Notary Public for Jackson Co.

My commission expires 9-23-95

(seal)

Return to:

THE DALE J. KOEHLER & BARBARA L. KOEHLER REVOCABLE TRUST  
 4174 Marian Ct. #2  
 Klamath Falls, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 22nd day  
 of June A.D., 19 95 at 3:29 o'clock P M., and duly recorded in Vol. M95  
 of Deeds on Page 16430

FEE \$30.00

By Bernetha G. Jetch County Clerk