

## WARRANTY DEED

MTC 35550 MK

THOMAS J. SOYLAND and JUDY SOYLAND, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell and convey to  
MICHAEL F. SCHMECK and BETTIE A. SCHMECK, husband and wife,  
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 42 and the North 40.7 feet of Lot 43 of LOMA LINDA HEIGHTS to the  
City of Klamath Falls, Oregon, 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 \$ 235,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 815 LOMA LINDA DRIVE, KLAMATH FALLS, OR 97603

Dated this 26th day of June, 1995.

Thomas J. Soyland  
THOMAS J. SOYLAND

Judy A. Soyland  
JUDY SOYLAND

## NOTARY ACKNOWLEDGEMENT

STATE OF Oregon

COUNTY OF Klamath

SS. June 26, 19 95

Personally appeared the above named Thomas J. Soyland and Judy Soyland  
and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

M. Kennedy  
Notary Public for \_\_\_\_\_

My commission expires \_\_\_\_\_

Return to:

MICHAEL F. SCHMECK  
P.O. BOX 173  
KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 27th day  
of June A.D., 19 95 at 11:31 o'clock AM., and duly recorded in Vol. M95  
of Deeds on Page 16796.

FEE \$30.00

By Bernetha G. Letsch, County Clerk  
Annette Mueller