

2756

07-14-95A11:29 RCVD

WARRANTY DEED

Vol. 1195 Page 18228

MTC 35516MK

H. R. SCHLECHT and DELLA SCHLECHT, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey to
 JEFFREY QUINOWSKI and ANNETTE QUINOWSKI, 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:
 SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
 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 \$ 3,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 4327 SHASTA WAY, KLAMATH FALLS, OR 97603

Dated this 7 day of July, 1995

H. R. Schlecht
 H. R. SCHLECHT

Della Schlecht
 DELLA SCHLECHT

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. July 7 19 95
 COUNTY OF Klamath

Personally appeared the above named H. R. Schlecht and Della Schlecht
 and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Mary Kenneally
 Notary Public for

My commission expires 4/20/96

Return to:

JEFFREY QUINOWSKI
 4327 SHASTA WAY
 KLAMATH FALLS, OR 97603

EXHIBIT "A"
LEGAL DESCRIPTION

That portion of Government Lot 8 of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, lying Northerly and Easterly of Lost River, Westerly of the USBR G Canal and Northerly of the North line of the following described parcel:

A portion of Government Lot 8 in Section 21, 80 feet wide extending between the Easterly line of Lost River and the Southwest line of the Klamath Irrigation District "G" Canal, and lying 40 feet on each side of the following described line:

Beginning at a point on the Southwesterly right of way line of the Klamath Irrigation District "G" Canal at centerline station 305+13 from whence the center of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon bears the following courses:

North 78 degrees 46' 32" East 64.3 feet; thence South 32 degrees 22' East 440.4 feet; thence South 89 degrees 56' East 133.1 feet; thence from said point of beginning South 78 degrees 46' 32" West 286 feet, more or less, to the Easterly shore line of Lost River.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 14th day
of July A.D., 19 95 at 11:29 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 18228.

FEE \$35.00

By Bernetha G. Letsch County Clerk
[Signature]