

MTC 306316 DS

## WARRANTY DEED

WILLIAM L. ZILLMAN and MONICA J. ZILLMAN, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey JOHN WEISEL and APRIL D. WEISEL, as tenants by the entirety, 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 5 in Block 45 of HOT SPRINGS ADDITION to the City of Klamath Falls, 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 \$ 94,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 511 PACIFIC TERRACE, KLAMATH FALLS, OR 97601

Dated this 29 day of Sept. 1995

[Signature]  
WILLIAM L. ZILLMAN

[Signature]  
MONICA J. ZILLMAN

## NOTARY ACKNOWLEDGEMENT

STATE OF Missouri SS. Sept 28 19 95  
COUNTY OF St Louis  
Personally appeared the above named William L. Zillman

and acknowledged the foregoing instrument to be his voluntary act.

Before me:

[Signature]

Notary Public for

LISA S. NOBLE, NOTARY PUBLIC

My commission expires

St. Louis County, State of Missouri

My Commission Expires Jan. 13, 1998

(seal)

Return to:

JOHN WEISEL  
511 PACIFIC TERRACE  
KLAMATH FALLS, OR 97601

State of Texas  
County of Collin

September 29, 1995

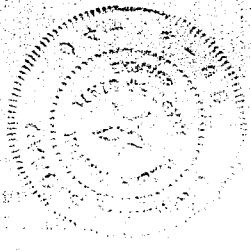
Personally appeared the above named Monica J. Zillman, and acknowledged the foregoing to be her voluntary act and deed.

witnessed my hand and official seal.

[Signature]

CAROL WILLIAMS

My Commission Expires: 4-19-99



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 2nd day  
of October A.D., 19 95 at 3:57 o'clock P M., and duly recorded in Vol. M95  
of Deeds on Page 26667.

FEE \$35.00

Bernetha G. Letsch, County Clerk  
By Annette Mueller

NOTICE TO CREDITORS  
IN PROBATE CASE NO. 2064  
The undersigned, Bernetha G. Letsch, County Clerk of the County of Klamath, Oregon, do hereby give notice to all creditors of the estate of the deceased, that all claims against the estate must be presented to the undersigned for allowance within the time specified in the notice.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the County of Klamath, Oregon, this 2nd day of October, 1995.

Bernetha G. Letsch, County Clerk  
Annette Mueller, Deputy

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10-05-0205-21 KCM

2005

RECEIVED DEEDS