

MTC 36367DS

## WARRANTY DEED

TIMOTHY SCOTT SMERDON and SHARON RENEE SMERDON, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey GARY A. SOLHEIM and TARA L. SOLHEIM, 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 7 in Block 2 of FIRST ADDITION TO VALLEY VIEW, 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 \$ 83,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3110 Raymonds St Klamath Falls OR 97603

Dated this 25 day of October, 1995

[Signature]  
TIMOTHY SCOTT SMERDON

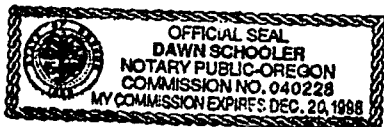
[Signature]  
SHARON RENEE SMERDON

## NOTARY ACKNOWLEDGEMENT

STATE OF Oregon  
COUNTY OF Klamath ss. October 25 19 95

Personally appeared the above named Timothy Scott Smerdon  
and Sharon Renee Smerdon

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

[Signature]  
Dawn Schooler

Notary Public for Oregon

My commission expires 12/20/98

STATE OF OREGON,  
County of Klamath ss.

Return to:

GARY A. SOLHEIM

3110 Raymond St  
Klamath Falls OR 97603

Filed for record at request of:

Mountain Title Company

on this 27 day of Oct. A.D., 19 95  
at 11:47 o'clock A. M. and duly recorded  
in Vol. M95 of Deeds Page 29392

Bernetha G. Letsch, County Clerk

By [Signature]  
Deputy.

Fee, \$30.00