

WARRANTY DEED

MTC 36063 MS

JAMES G. CLARK and PATRICIA M. CLARK, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey STEPHEN SCHUYLER and JO ANNE SCHUYLER, 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 \$ 16,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1458 CALLE QUARTA, LOMPOC, CA 93436

Dated this 8th day of November, 1995.

*James G. Clark*  
\_\_\_\_\_  
JAMES G. CLARK

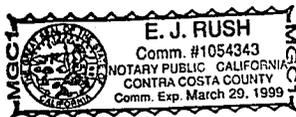
*Patricia M. Clark*  
\_\_\_\_\_  
PATRICIA M. CLARK

NOTARY ACKNOWLEDGEMENT

STATE OF California ss. November 8th 19 95  
COUNTY OF Contra Costa

Personally appeared the above named JAMES G. CLARK & PATRICIA M. CLARK

and acknowledged the foregoing instrument to be THEIR voluntary act.



Before me:  
*E. J. Rush*  
\_\_\_\_\_  
E. J. RUSH  
Notary Public for CALIFORNIA

My commission expires 03/29/99

(seal)

Return to:  
STEPHEN SCHUYLER  
1458 CALLE QUARTA  
LOMPOC, CA 93436

EXHIBIT "A"  
LEGAL DESCRIPTION

A tract of land situated in vacated Blocks 27 and 31 and vacated Chapman Street and Second Street of WORDEN, being in the W1/2 SW1/4 of Section 34 and the E1/2 SE1/4 of Section 33, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows.

Beginning at the Northerly corner of said Block 27; thence South 57 degrees 37' 23" East, along the Northerly line of said Blocks 27 and 31, 507.00 feet; thence South 32 degrees 21' 47" West 429.50 feet to a point on the center line of vacated Chapman Street, 507.00 feet; thence North 32 degrees 21' 47" East, along the Southerly line of Third Street, 429.96 feet to the point of beginnign, with bearings and reference based on the survey of "Property Line Adjustment 15-95", record of Survey No. 5771.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 13th day  
of November A.D., 19 95 at 3:57 o'clock P M., and duly recorded in Vol. M95,  
of Deeds on Page 30954.

By Annette Mueller  
Bernetha G. Letsch, County Clerk

FEE \$35.00