

11196

Vol m95 Page 35430

## WARRANTY DEED

MTC 36672MS

BRADFORD W. KALITA,

Grantor(s) hereby grant, bargain, sell and convey

EDWARD LOUIS OUEILHE AND DEBORAH L. OUEILHE, TRUSTEES OF THE OUEILHE FAMILY TRUST DATED MARCH 25, 1995,

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:

LOTS 22, 23, 24, 25 AND 26 IN BLOCK 1 OF CHILOQUIN, 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 \$ 12,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4294 ELECTRIC, SAN BERNARDINO, CA 92407

Dated this 4<sup>th</sup> day of Dec, 1995

Bradford W. Kalita  
BRADFORD W. KALITA

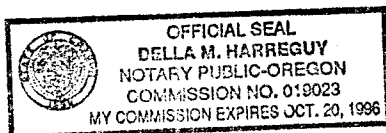
## NOTARY ACKNOWLEDGEMENT

STATE OF OREGON ss. December 4 19 95  
COUNTY OF KLAMATH

Personally appeared the above named Bradford W. Kalita

and acknowledged the foregoing instrument to be his voluntary act.

Before me:



(seal)

Della M. Harreguy  
Notary Public for Oregon

My commission expires 10-20-96

Return to:

EDWARD LOUIS OUEILHE, TRUSTEE  
4294 ELECTRIC  
SAN BERNARDINO, CA 92407

STATE OF OREGON, ss.  
County of Klamath

Filed for record at request of:

Mountain Title Co

on this 28th day of Dec A.D., 19 95  
at 3:37 o'clock P M. and duly recorded  
in Vol. M95 of Deeds Page 35430

Bernetha G. Letsch County Clerk

By Raoul M. Mullen

Fee, \$30.00

Deputy.