

WARRANTY DEED

Vol. M96 Page 5266

STEVEN P. TRICHEL and JOAN M. TRICHEL,
Grantor(s) hereby grant, bargain, sell and convey to
NIMEH I. DAIBES and NAJAT I. DAIBES, 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 1 in Block 19 of NORTH 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 \$ 11,200.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 2307 VAN CAMP, KLAMATH FALLS, OR 97601

Dated this 26th day of Feb, 1996

[Signature]
STEVEN P. TRICHEL

[Signature]
JOAN M. TRICHEL

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon
COUNTY OF Klamath SS. 2/26 19 96

Personally appeared the above named STEVEN P. TRICHEL and
JOAN M. TRICHEL

and acknowledged the foregoing instrument to be THEIR voluntary act.



(seal)

Before me:

[Signature]
Notary Public for Oregon

My commission expires 4/20/96

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Mountain Title Co

on this 27th day of Feb A.D., 19 96
at 11:54 o'clock A M. and duly recorded
in Vol. M96 of Deeds Page 5266.
Bernetha G. Letsch County Clerk
By [Signature] Deputy.

Fee. \$30.00

Return to:
NIMEH I. DAIBES
2307 VAN CAMP
KLAMATH FALLS, OR 97601