



'96 MAR 19 A11:24

STATE OF OREGON,  
WARRANTY DEED County of Klamath ss.

APEN TITLE #05044160

Filed for record at request of:

AFTER RECORDING RETURN TO:  
STEVEN D. & SHIRLEY L. KIRKPATRICK  
P.O. BOX 8184  
COBURG, OREGON 97408

Aspen Title & Escrow  
on this 19th day of March A.D., 19 96  
at 11:24 o'clock A M. and duly recorded  
in Vol. M96 of Deeds Page 7370  
Bernetha G Letsch, County Clerk,  
By [Signature] Deputy.

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS: Fee \$30.00  
SAME AS ABOVE

ma P.P.  
ARBA FAYE SCHOONOVER hereinafter called GRANTOR(S), convey(s) to  
STEVEN D. KIRKPATRICK AND SHIRLEY L. KIRKPATRICK, HUSBAND AND  
WIFE hereinafter called GRANTEE(S), all that real property  
situated in the County of KLAMATH, State of Oregon, described  
as:

Lot 12: The E 1/2 W 1/2 N 1/2 NW 1/4 NE 1/4, Section 9,  
Township 25 South, Range 8 East of the Willamette Meridian, in  
the County of Klamath, State of Oregon.

CODE 51 MAP 2508-900 TAX LOT 700

SP "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 30.390."

and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except covenants, conditions,  
restrictions, reservations, rights, rights of way and easements  
of record, if any, and apparent upon the land, contracts and/or  
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may  
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is  
\$5,350.00.

In construing this deed and where the context so requires, the  
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument  
this 10TH day of JANUARY 1995.

Arba Faye Schoonover  
ARBA FAYE SCHOONOVER

STATE OF OREGON  
County of KLAMATH

On 3-18, 1996, ARBA FAY SCHOONOVER personally appeared before  
me, ma P.P.

☒ who is personally known to me  
☐ whose identity I proved on the basis of \_\_\_\_\_  
☐ whose identity I proved on the oath/affirmation of \_\_\_\_\_

to be the signer of the above document, and he/she acknowledged  
that he/she signed it.

Marlene T. Addington  
Notary Public for OREGON  
My Commission Expires: 3-22-97

