

MTC 37481 DS

WARRANTY DEED

Vol. M96 Page 7520

RICHARD W. POHL AND LYNH POHL AKA HOA QUYNH POHL AS TENANTS BY THE ENTIRETY,
Grantor(s) hereby grant, bargain, sell and convey to:
GREGORY A. SCHECHTEL and ELVIRA SCHECHTEL, as tenants by the entirety,
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 4, Block 1, TANGLEWOOD TRACT NO. 1225, 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 \$ 68,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3815 THICKET CT. Klamath Falls, OR 97601

Dated this 19th day of March, 1996

Richard W. Pohl
RICHARD W. POHL

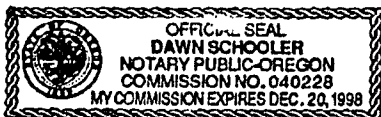
Lynh Pohl
LYNH POHL

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon
COUNTY OF Klamath SS. 19 March 19 96

Personally appeared the above named Richard W. Pohl
and Lynh Pohl

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Dawn Schooler

Notary Public for Oregon

My commission expires 12/20/98

ESCROW NO. MT37481-DS

Return to:

GREGORY A. SCHECHTEL
3815 Thicket Ct.
Klamath Falls, OR
97601

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title Company
on this 20th day of March A.D. 19 96
at 11:05 o'clock AM and duly recorded
in Vol. M96 of Deeds Page 7520

Bernetha G Letsch, County Clerk

By [Signature]

Deputy.

Fee, \$30.00