

Title Order No. 123114-NF
Escrow No. 123114-NF

After recording return to:
Marvin W. Hicks

P.O. Box 402

Gilchrist, OR 97737

Name, Address, Zip

Until a change is requested all tax statements shall be sent to the following address.

Marvin W. Hicks

P.O. Box 402

Gilchrist, OR 97737

Name, Address, Zip

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Klamath County Title

on this 10th day of June A.D., 19 96
at 1:14 o'clock P.M. and duly recorded
in Vol. M96 of Deeds Page 16980

Bernetha G Letsch, County Clerk

By

Deputy.

Fee, \$30.00

STATUTORY WARRANTY DEED

Edward H. Smith and Virginia K. Smith, husband and wife, Grantor, conveys and warrants to Marvin W. Hicks and Peggy E. Hicks, husband and wife, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath county, OREGON, to wit: Lot 1, Block 1, RIDDLE ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from encumbrances, EXCEPT:

Access restrictions, including the terms and provisions thereof, contained in deed from Ora F. Blay, widower, to The State of Oregon, by and through its State Highway Commission, dated December 13, 1951, recorded December 15, 1951, in Volume 251 page 535, Deed records of Klamath County, Oregon;
Indenture of Access, including the terms and provisions thereof, by and between State of Oregon, by and through its State Highway Commission, and Harris H. Porter and Jane Porter, dated November 4, 1965, recorded May 1, 1967 in Volume M67 page 3256, Deed records of Klamath County, Oregon.

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 consideration for this conveyance is \$59,500.00.
93.030)

(Here comply with the requirements of ORS

Dated this

day of

June

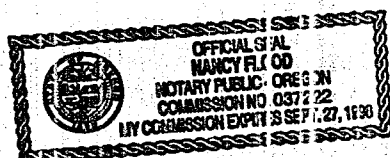
19 96

Edward H. Smith

Virginia K. Smith

STATE OF OREGON, County of Deschutes) ss.

This instrument was acknowledged before me on June 7, 1996,
by Edward H. Smith and Virginia K. Smith



Nancy Flood
Notary Public for Oregon
My commission expires 09-27-98

'96 JUN 10 P1:14