

20932

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WARRANTY DEED

ASPEN TITLE ESCROW NO. 01044912

AFTER RECORDING RETURN TO:
Mr. and Mrs. Francis SchmeckP.O. Box 1845
Klamath Falls, OR. 97601UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEHENLEY LAND COMPANY, INC., an Oregon Corporation, hereinafter
called GRANTOR(S), convey(s) to FRANCIS SCHMECK and JUANITA
SCHMECK, husband and wife, hereinafter called GRANTEE(S), all
that real property situated in the County of Klamath, State of
Oregon, described asThe NE 1/2 of Lot 44 and Lot 45 in Block 1 of Tract #1085,
COUNTRY GREEN, in the County of Klamath, State of Oregon.Code 100, Map 3905-10AA, Tax Lot 5100 and a Portion of Tax Lot
5200

"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
Equitable Exchange.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 5th day of July, 1996.

HENLEY LAND COMPANY, INC.

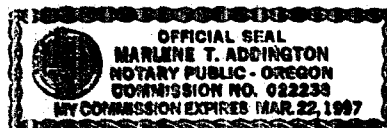
BY: [Signature]
PresidentBY: Dortha I. Saylor
Secretary

STATE OF OREGON, County of Klamath)ss.

On July 8, 1996, personally appeared L.A. Swetland and
Dortha I. Saylor, as President and Secretary of Henley Land
Company, Inc.[Signature]
Notary Public for Oregon

My Commission Expires: March 22, 1997

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 8th day
of July A.D., 1996 at 3:11 o'clock P M., and duly recorded in Vol. M96
of Deeds on Page 20193

FEE \$30.00

Bernetha G. Letsch, County Clerk

By [Signature]