

MTC 38606KR

JAMES S. ZBINDEN & DORIS C. ZBINDEN, husband and wife,  
Grantor(s) hereby grant, bargain, sell and convey to:  
HANK ALBERTSON,

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:

PARCEL 1: All that portion of the S1/2 SW1/4 of Section 14, Township 39  
South, Range 9 East of the Willamette Meridian, in the County of Klamath,  
State of Oregon, lying North and East of the Great Northern Railway  
Company right of way as existing upon the land, SAVE AND EXCEPTING  
THEREFROM all right of way for irrigation and drainage ditches and  
canals.

PARCEL 2: The NE1/4 NW1/4 of Section 23, Township 39 South, Range 9 East  
of the Willamette Meridian, in the County of Klamath, State of Oregon,  
lying North and East of the Great Northern Railway Company right of way  
as existing upon the land, SAVE AND EXCEPTING THEREFROM all right of way  
for irrigation and drainage ditches and canals..

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 pursuant to an IRC  
1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: \_\_\_\_\_

Dated this 18th day of July, 1996.



x James S. Zbinden  
JAMES S. ZBINDEN  
x Doris C. Zbinden  
DORIS C. ZBINDEN

## NOTARY ACKNOWLEDGEMENT

STATE OF OREGONCOUNTY OF KLAMATHss: July 18 19 96

Personally appeared the above named \_\_\_\_\_

JAMES S. ZBINDEN and DORIS C. ZBINDENand acknowledged the foregoing instrument to be their voluntary act.

Before me:

Kristi L. ReddNotary Public for OregonMy commission expires 11/16/99

(seal)

ESCROW NO. MT38606-KR

Return to:

HANK ALBERTSON3609 HIGHWAY 39KLAMATH FALLS OR 97603

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RECEIVED  
2008-11-11 11:11 AM  
CLERK OF COURT  
CLERK OF COURT

22667

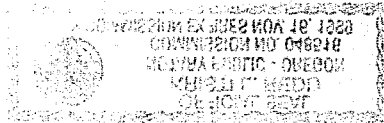
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 26th day  
of July A.D., 19 96 at 11:51 o'clock A. M., and duly recorded in Vol. M96  
of Deeds on Page 22666

FEE \$35.00

Bernetha G Letsch, County Clerk

By Cheryl Russell



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