

38595

WARRANTY DEED

Vol. 777 Page 16845

JOAN DARDEN AS SUCCESSOR TRUSTEE OF THE OMMERT 1993 REVOCABLE TRUST, Grantor(s) hereby grant, bargain, sell and convey to: EDWARD RAY SIMON and FRED VERNON SIMON, with the rights of survivorship, 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:

Farm Unit "L", according to the Farm Unit Plat, or Government Lots 10, 15, 39, and the East half of Lot 11 in Section 13, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, excepting therefrom that portion lying within the USER J-8 Lateral Canal.

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 \$ 225,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 355, MERRILL, OR 97633

Dated this 30 day of May, 1997.

OMMERT 1993 REVOCABLE TRUST

BY: Joan Darden SUCCESSOR TRUSTEE
JOAN DARDEN

STATE OF Nevada, County of Carson City ss.

This instrument was acknowledged before me on May 30, 1997

by JOAN DARDEN

as SUCCESSOR TRUSTEE

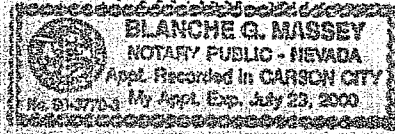
of Ommert 1993 REVOCABLE TRUST

Blanche G. Massey
Notary Public of Nevada

My commission expires 7/23/2000

ESCROW NO. MT41446-KA

Return to:
EDWARD RAY SIMON
P.O. BOX 355
MERRILL, OR 97633



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 2nd day
of June A.D. 1997 at 3:48 o'clock P. M., and duly recorded in Vol. 777
of Deeds on Page 16845

FEE \$30.00

By Bernetha G. Leisch County Clerk
Kathleen