

# KLAMATH COUNTY TITLE COMPANY

## STATUTORY WARRANTY DEED (Individual or Corporation)

DONALD R. ALLEN,

PERSONAL REPRESENTATIVE OF THE ESTATE OF JAMES A. ALLEN, whose full name

is JAMES ALBERT ALLEN, DECEASED,

, Grantor.

conveys and warrants to FINLEY D. SCHLUMBOHM AND SANDRA SCHLUMBOHM, husband and wife

, Grantee.

the following described real property in the County of KLAMATH and State of Oregon.

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN.

97 JUN 12 P3:10

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 85,000.00 (Here comply with the requirements of ORS 93.030\*).

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.

✓ DATED this 5 day of May/June 19 97. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Donald R. Allen Personal Representative  
DONALD R. ALLEN, PERSONAL REPRESENTATIVE

STATE OF Idaho, County of Ada ss.  
The foregoing instrument was acknowledged before me  
this 5 day of June 19 97  
by Donald R. Allen

CORPORATE ACKNOWLEDGEMENT  
STATE OF OREGON, County of \_\_\_\_\_ ss.  
The foregoing instrument was acknowledged before me  
this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_  
by \_\_\_\_\_ and  
by \_\_\_\_\_  
of \_\_\_\_\_  
a corporation, on behalf of the corporation.

Brent J. [Signature]  
Notary Public for Oregon  
My commission expires: 12-17-02

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

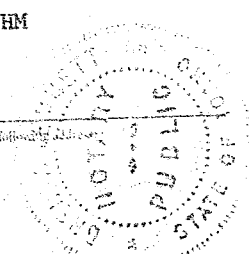
FINLEY D. & SANDRA SCHLUMBOHM  
12821 Hwy 39  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

NAME, ADDRESS, ZIP



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## EXHIBIT "A"

DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon:

The SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 2, Township 40 South, Range 9 East of the Willamette Meridian, EXCEPT the portion thereof containing 4.606 (4.33 acres net) acres, more or less, situate in the Northwest corner and more particularly described as follows: Commencing at a point in the center of the county road at the Northwest corner of SW $\frac{1}{4}$ SW $\frac{1}{4}$  of said Section 2, and running thence Easterly along the North line of said quarter quarter section a distance of 493 feet; thence Southerly parallel with the center line of said county road a distance of 407 feet; thence Westerly parallel with the initial course of this description a distance of 493 feet; thence Northerly along the center line of said county road a distance of 407 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 12th day  
of June A.D., 19 97 at 3:10 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 18148.

FEE \$35.00

By Bernetha G. Letsch, County Clerk  
Kathleen Ross