



47617

Vol. 1997 Page 35293

97 OCT 27 P3:13

STATUTORY WARRANTY DEED

LLOYD T. DYER AND HAZEL P. DYER

Grantor,

conveys and warrants to KARL J. SCHWARTZ

Grantee,

the following described real property free of liens and encumbrances, except as specifically set forth herein:
THE N1/2 OF THE SE1/4 OF SECTION 27, TOWNSHIP 40 SOUTH, RANGE 11 EAST OF THE
WILLAMETTE MERIDIAN, IN THE COUNTY OF KLAMATH, STATE OF OREGON, EXCEPT THAT
PORTION IN DEED RECORDED JANUARY 18, 1951, IN BOOK 244 PAGE 559, DEED RECORDS
DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NW1/4 SE1/4 OF
SECTION 27; THENCE EAST 320 FEET; THENCE NORTH 300 FEET; THENCE WEST 100 FEET;
THENCE SOUTHWESTERLY TO A POINT 20 FEET WEST OF THE SOUTHEAST CORNER OF THE
NW1/4 SE1/4; THENCE 20 FEET EAST TO THE POINT OF BEGINNING.

TOGETHER WITH THAT CERTAIN EASEMENT AS DISCLOSED IN DOCUMENT
RECORDED FEBRUARY 22, 1993 IN M93 PAGE 3675, RECORDS OF KLAMATH COUNTY, OREGON.

This property is free of liens and encumbrances, EXCEPT: 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.

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 \$ 48,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 14th day of Oct. 19 97.

Lloyd T. Dyer
LLOYD T. DYER

Hazel P. Dyer
HAZEL P. DYER

STATE OF OREGON } ss.
County of Graham

BE IT REMEMBERED, That on this 14th day of October, 19 97, before me, the
undersigned, a Notary Public in and for said County and State, personally appeared the within named
LLOYD T. DYER AND HAZEL P. DYER

known to me to be the identical individual s described in and who executed the within instrument and acknowledged to
me that THEY executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above
written.

Peter M. Atter
Notary Public for Oregon.
My Commission expires

My Commission Expires Feb. 19, 2000

Title Order No. K-51325
Escrow No. K51325D

After recording return to:

KARL J. SCHWARTZ

P.O. BOX 473

MERRILL, OR 97633

Name, Address, Zip

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

KARL J. SCHWARTZ

P.O. BOX 473

MERRILL, OR 97633

Name, Address, Zip

THIS SPACE RESERVED FOR RECORDER'S USE

***** NOTARY PLEASE COMPLETE*****
 PLEASE HELP US TO PREVENT FORGERIES & DOCUMENT ALTERATION

In order for us to be able to use the documents enclosed,
 it will be necessary to have the following information completed by the
 Notary Public witnessing your signatures.

NOTARIAL INFORMATION

Name of Notary: Patricia Atkberg
 Address of Notary: 426 5th St
Safford AZ 85516
 Daytime Telephone #: 520 428-3663
 Commission Expiration date: My Commission Expires Feb. 19, 2000.
 Commission Number (if applicable) _____
 Documents Notarized: Statutory Warranty Deed

 Type of Identification: AKDL# 0234165 David T. Dyer
 (Please include the agency AKDL# 0238283 Hazel Dyer
 issuing it, serial number
 and date of expiration,
 Example: State of Oregon
 drivers license & date
 of expiration.

Patricia M. Atkberg
 Signature of Notary

THANK YOU FOR YOUR COOPERATION

STATE OF OREGON: COUNTY OF KLAMATH : ss.

Filed for record at request of Klamath County Title the 27th day
 of October A.D., 19 97 at 3:13 o'clock P.M., and duly recorded in Vol. M97,
 of Deeds on Page 35293.

FEE \$35.00

By Kathleen Roer
 Bernetha G. Leisch, County Clerk