

51026

MTC 43114-MS
WARRANTY DEEDVol. M98 Page 71

DONALD A. SCHWANENBERG,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
TERESA E. MUNSON AND RUSSELL K. MUNSON, AS TENANTS BY THE ENTIRETY,
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:

LOT 1 IN BLOCK 3 OF SECOND ADDITION TO MOYINA, ACCORDING TO THE OFFICIAL
PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,
OREGON

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 \$ 114,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 6649 SHASTA WAY, KLAMATH FALLS, OR 97603

Dated this 31st day of December, 1997

Donald A. Schwanenberg
DONALD A. SCHWANENBERG

BY: Jon J. Schwanenberg HIS ATTORNEY-IN-FACT
JON J. SCHWANENBERG

STATE OF Oregon, County of Klamath) ss.

This instrument was acknowledged before me on December 31, 1997

by Jon J. Schwanenberg

as attorney in fact

of Donald A. Schwanenberg

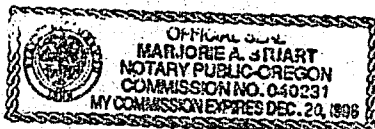
Notary Public of Oregon

My commission expires 12-20-98

ESCROW NO. MT43114-MS

Return to:

TERESA E. MUNSON
6649 SHASTA WAY
KLAMATH FALLS, OR 97603



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 2nd day
of Jan A.D., 1998 at 2:39 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 71

FEE \$30.00

By Bernetha G. Letsch County Clerk