



55284

98 MAR 26 AM 07

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## STATUTORY WARRANTY DEED

ROLAND ROY SMITH AND CLAYTON A. SMITH

conveys and warrants to ALLEN D. MERCK

Grantor,

Grantee,

the following described real property free of liens and encumbrances, except as specifically set forth herein:  
SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE  
MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN.....

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. *am*

The true consideration for this conveyance is \$ 48,000.00 (Here comply with the requirements of CRS 93.030)

Dated this 18 day of March 19 98

*Roland Roy Smith*  
ROLAND ROY SMITH

*Clayton A. Smith*  
CLAYTON A. SMITH

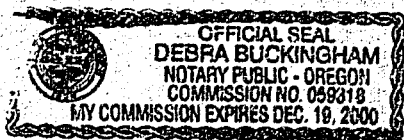
STATE OF OREGON

County of Klamath } ss.

BE IT REMEMBERED, That on this 25 day of March 19 98, before me, the  
undersigned, a Notary Public in and for said County and State, personally appeared the within named  
ROLAND ROY SMITH AND CLAYTON A. SMITH

known to me to be the identical individual as 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.



*Debora Buckingham*  
Notary Public for Oregon.  
My Commission expires 12-19-2000

\* Title Order No. K-51728  
Escrow No. K51728D

After recording return to:

ALLEN D. MERCK

2214 GARY STREET

KLAMATH FALLS, OR 97603

Name, Address, Zip

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

ALLEN D. MERCK

2214 GARY STREET

KLAMATH FALLS, OR 97603

Name, Address, Zip

THIS SPACE RESERVED FOR RECORDER'S USE

## DESCRIPTION OF PROPERTY

Parcel 1: Lot 8 in Block 2 of Pleasant View Tracts, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 2: Beginning at a point on the North line of the Dalles-California Highway, 813.4 feet easterly from the intersection of said North line of the Dalles-California Highway and the Easterly line of the right of way of the United States Reclamation Service Main Canal; thence N. 0° 31' W. 262.3 feet to the true point of beginning; thence N. 0° 31' W. 148.0 feet; thence S. 89° 32' W. 100.0 feet; thence S. 0° 31' E. 148.0 feet thence N. 89° 32' E. 100.0 feet to the point of beginning, being a portion of the SW ¼ NW ¼ of Section 2, Township 39 South, Range 9 E. W. M., Klamath County, Oregon.

SAVING AND EXCEPTING, a tract of land situated in the SW ¼ NW ¼ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the Northwest corner of Lot 9, Block 2, Pleasant View Tracts Subdivision; thence South 0° 06' 39" East along the westerly line of said Lot 9 a distance of 37.47 feet to a 5/8 inch iron pin on the Northwest corner of that tract of land described in Deed Volume 355 page 424, Klamath County Deed Records; thence South 89° 43' 30" West along the South line of that tract of land described in Deed Volume 158 page 259, Klamath County Deed Records a distance of 100.00 feet to a 5/8 inch iron pin on the Southeast corner of that tract of land described in Deed Volume 355 page 426, Klamath County Deed Records; thence North 0° 06' 39" West along the East line of that tract of land described in said Volume 355 page 426 a distance 37.47 feet; thence North 89° 43' 30" East a distance of 100.00 feet to the Point of Beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 26th day  
of March A.D., 19 98 at 11:07 o'clock A.M., and duly recorded in Vol. M98  
of Deeds on Page 9717.

FEE \$35.00

By Bernetha G. Leisch, County Clerk  
Karlum Ross