

'98 SEP 24 A9:26

HOUSTON LEON CHAPMAN AND MABEL MAXINE CHAPMAN TRUSTEES OF THE CHAPMAN LIVING TRUST, NOVEMBER 1992.,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

ROGER N. CULVER and DONNA D. CULVER, husband and wife,

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:

A PARCEL OF LAND SITUATED IN SECTION 21, TOWNSHIP 34 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING THE S1/2 OF THE N1/2 OF THE SW1/4 AND THAT PART OF THE N1/2 OF THE S1/2 OF THE NE1/4 OF THE NW1/4 OF THE SW1/4 THAT LIES EAST OF THE SPRAGUE RIVER.

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 \$ 138,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 1076 CHILOQUIN, OR 97624

Dated this 23rd day of September 1998.

THE CHAPMAN LIVING TRUST

BY: Houston L. Chapman TRUSTEE
HOUSTON LEON CHAPMAN

BY: Mabel M. Chapman TRUSTEE
MABEL MAXINE CHAPMAN

STATE OF OregonCOUNTY OF KlamathSS. September 23 19 98

Personally appeared the above named

Houston Leon Chapman and
Mabel Maxine Chapman Trustees of the Chapman
Living Trust Dated November 1992
and acknowledged the foregoing instrument to be A voluntary act.



(seal)

Before me:

Lisa Legget Weatherby
Notary Public for Oregon
My commission expires 11/20/99

ESCROW NO. MT45669-LW

Return to:

ROGER N. CULVER
P.O. BOX 1076
CHILOQUIN, OR 97624

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle

on this 24th day of September A.D., 1998
at 9:26 o'clock A. M. and duly recorded
in Vol. M98 of Deeds Page 35005

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.