

SEP 24 A9:26

MTC 45669-Vol. M98 Page 35005  
WARRANTY DEED

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  
 whosoever, except those claiming under the above described encumbrances.

\*\*RE RECORDED TO CORRECT LEGAL DESCRIPTION

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 23<sup>rd</sup> day of September 1998.

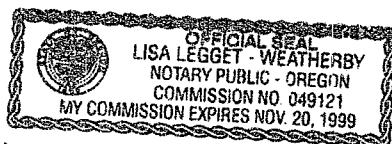
THE CHAPMAN LIVING TRUST

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

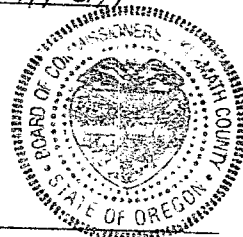
on this 24th day of September A.D. 1998  
 at 9:26 o'clock A. M. and duly recorded  
 in Vol. M98 of Deeds Page 35005

Bernetha G. Letsch, County Clerk

INDEXED

By Kathleen Ross  
 Fee, \$30.00

Deputy.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 2nd day  
of Oct A.D., 19 98 at 10:59 o'clock A. M., and duly recorded in Vol. M98  
of Deeds on Page 36183

FEE \$10.00

By Bernetha G. Letsch, County Clerk