

77311

99 Ark -1 All.09

MTC 47178- MS
WARRANTY DEEDVol M99 Page 11695

RANDY WIETING,

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

STEPHEN HILBERT and DEBBIE HILBERT, 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:

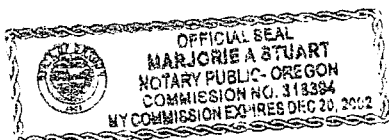
GOVERNMENT LOTS 20, 21, 30, 31 AND 40 OF SECTION 16 AND THE W1/2 W1/2 SW1/4 AND SW1/4 SW1/4 NW1/4 OF SECTION 15, TOWNSHIP 35 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, EXCEPTING THEREFROM ANYTHING LYING WITHIN THE RIGHT OF WAY OF THE SOUTHERN PACIFIC RAILROAD RIGHT OF WAY.

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.

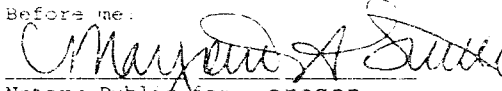
The true and actual consideration for this conveyance is \$ 125,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address. 32955 HWY 97 NORTH, CHILOQUIN, OR 97624

Dated this 31st day of March, 1999
RANDY WIETINGSTATE OF OregonSS March 31 1999COUNTY OF KlamathPersonally appeared the above named Randy Wietingand acknowledged the foregoing instrument to be his voluntary act.

(seal)

Before me,

Notary Public for OregonMy commission expires 12-20-02

ESCROW NO. MT47178 MS

Return to:

STEPHEN HILBERT
32955 HWY 97 NORTH
CHILOQUIN, OR 97624STATE OF OREGON,
County of Klamath

Filed for record at request of

the 1st day of April A.D. 1999at 11:09 o'clock A.M. and duly recordedin Vol. M99 of Deeds on Page 11695

Linda Smith, County Clerk

by 

Deputy

Fee \$30.00