

96 M 29 P 332

MTC 47669-KR
WARRANTY DEED

Vol M99 Page 16192

DALE J. KOEHLER AND BARBARA L. KOEHLER, TRUSTEES OF THE DALE J. KOEHLER AND BARBARA L. KOEHLER REVOCABLE TRUST DATED JULY 13, 1994,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
ROBERT L. HESSELTINE, AN UNMARRIED MAN,
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 7 in Block 5 of Tract 1117, FIRST ADDITION TO EAST HILLS ESTATES, 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 pursuant to an IRC 1031 exchange on behalf of Grantor and/or Grantee.

If/when a change is requested, all tax statements shall be sent to Grantee at the following address:

Dated this 16th day of April, 1999

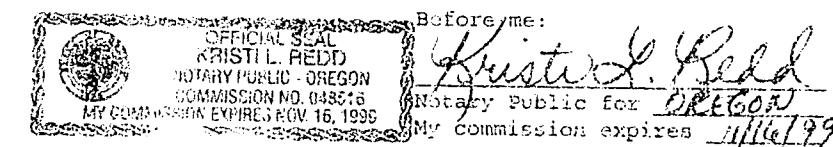
THE DALE J. KOEHLER AND BARBARA L. KOEHLER REVOCABLE TRUST

By Dale J. Koehler, Trustee
DALE J. KOEHLER, TRUSTEE

By Barbara Koehler, Trustee
BARBARA L. KOEHLER, TRUSTEE

STATE OF Oregon ss. April 16 19 99
COUNTY OF Klamath

Personally appeared the above named DALE J. KOEHLER & BARBARA L. KOEHLER, TRUSTEES OF THE DALE J. KOEHLER AND BARBARA L. KOEHLER REVOCABLE TRUST DATED JULY 13, 1994 and acknowledged the foregoing instrument to be Their voluntary act.



(seal)

ESROW NO. MT47669-KR

Return to:

Robert L. Heseltine,
222 W. Lockeford St. #3
Edd CA 95240

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for a record request of APRIL 16, A.D. 1999 at 3:32 o'clock P. M., and duly recorded in Vol. M99 of DEEDS on Page 16192.

FEE 30.00

Linda Smith, County Clerk
Linda Smith