

NS

Vol M99 Page 32405

HAROLD R. HEATON &amp; SALLY P. HEATON, TRUSTEES

600 HILLSIDE

KLAMATH FALLS OR 97601

Grantor's Name and Address

JACK W. MARKGRAF &amp; SHERRY MARKGRAF

7245 HILYARD AVE

KLAMATH FALLS OR 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

JACK W. MARKGRAF &amp; SHERRY MARKGRAF

7245 HILYARD AVE

KLAMATH FALLS OR 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

JACK W. MARKGRAF &amp; SHERRY MARKGRAF

7245 HILYARD AVE

KLAMATH FALLS OR 97603

1999 AUG 11 AM 11:43

SPACE RESERVED  
FOR  
RECORDER'S USEState of Oregon, County of Klamath  
Recorded 8/11/99, at 11:43a m.  
In Vol. M99 Page 32405  
Linda Smith.  
County Clerk Fee \$ 30 - KR

MTC 48928

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that HAROLD R. HEATON & SALLY P. HEATON, Trustees of The HAROLD R. HEATON 1995 TRUST uta 9/13/95, as to an undivided one-half interest; and \*\*see, below hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by JACK W. MARKGRAF & SHERRY MARKGRAF, as tenants by the entirety hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

A parcel of land located in the SW1/4 SE1/4 of Section 6, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the southeasterly corner of Parcel 2 of Land Partition 11-92, from which the  $\frac{1}{4}$  corner common to Sections 6 and 7, Township 39 South, Range 10 East of the Willamette Meridian bears S00°20'20" East 509.44 feet; thence N00°20'20" West 285.61 feet; thence S28°23'33" East 204.20 feet; thence S42°00'00" West 142.59 feet to the point of beginning containing 0.31 acres, more or less.

\*\*Grantors continued - SALLY P. HEATON & HAROLD R. HEATON, Trustees of the SALLY P. HEATON 1995 TRUST uta 9/13/95, as to an undivided one-half interest

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): except those of record and those apparent upon the land, if any, as of the date of this deed

and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 3,300.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ☐, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this 10th day of August, 19 99; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

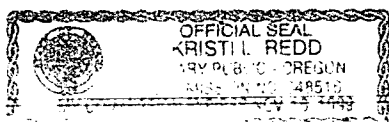
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

THE HAROLD R. HEATON 1995 TRUST THE SALLY P. HEATON 1995 TRUST

by: Harold R. Heaton Trustee Sally P. Heaton Trustee

by: Harold R. Heaton Trustee Sally P. Heaton Trustee

by: Harold R. Heaton Trustee Sally P. Heaton Trustee

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 10 August, 19 99.by Harold R. Heaton and Sally P. Heaton August 10, 19 99.as Trusteesof THE HAROLD R. HEATON 1995 TRUST and THE SALLY P. HEATON TRUST

Notary Public for Oregon

My commission expires 11/16/99