

1522 SEP 20 PM 3:43

MT48604-KR
WARRANTY DEED

Vol M99 Page 37396

DAVID M. MONSCHEIN,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DONALD E. WARREN, AN UNMARRIED MAN & MELISSA L. WEBER, AN UNMARRIED WOMAN,
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:

THE SOUTHEASTERLY 5.75 FEET OF TRACT 8 AND THE NORTHWESTERLY 97.50 FEET
OF TRACT 9, HOMEDALE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN
THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

TAX ACCOUNT NO.: 3909-011AB-03800-000

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: 5206 WALTON DRIVE, KLAMATH FALLS, OR 97603

Dated this 17 day of September, 1999.

David M. Monschein
DAVID M. MONSCHEIN
BY: Margaret M. Monschein Dubois
MARY MARGARET MONSCHEIN DUBOIS, HIS
ATTORNEY-IN-FACT

State of Louisiana
County of Rapides

On this the 17 day of September, 1999, personally appeared MARY
MARGARET MONSCHEIN DUBOIS AS ATTORNEY IN FACT FOR DAVID M. MONSCHEIN, as
attorney in fact for DAVID M. MONSCHEIN and that executed the foregoing
instrument by authority of and in behalf of said principal; and /acknowledged
said instruments to be the act and deed of said principal. she

Before me:

Linda W. Smith
(signature)

ESCROW NO. MT48604-KR

Return to:

DONALD E. WARREN
5206 WALTON DRIVE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 9/20/99, at 3:43 p. m.
in Vol. M99 Page 37396
Linda Smith,
County Clerk Fee \$ 30⁰⁰

30⁰⁰
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