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AMERITITLE

mtc 53971-ms

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P.13

WARRANTY DEED

EVELYN J. SHUNN and GARY J. SANDVIK, as tenants in common,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to  
JON J. SCHWANENBERG,  
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:

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LOT 80 OF MERRYMAN'S REPLAT OF VACATED PORTION OF OLD ORCHARD MANOR,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3809-034CB-01900

443568

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 \$2,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 1008 MERRYMAN DRIVE, KLAMATH FALLS, OR 97603

Dated this \_\_\_\_\_ day of \_\_\_\_\_.

Evelyn J. Shunn  
EVELYN J. SHUNN  
BY Gary J. Sandvik  
GARY J. SANDVIK, HER ATTORNEY IN FACT  
Gary J. Sandvik  
GARY J. SANDVIK

State of New York - Richmond  
County of \_\_\_\_\_

This instrument was acknowledged before me on June 14, 2001 by GARY  
J. SANDVIK, INDIVIDUALLY AND AS ATTORNEY IN FACT FOR EVELYN J. SHUNN.

Sushila Garcia  
(Notary Public)

My commission expires \_\_\_\_\_

ESCROW NO. MTS3971-MS

Return to:  
JON J. SCHWANENBERG  
1008 MERRYMAN DRIVE  
KLAMATH FALLS, OR 97603

SUSHILA GARCIA  
Notary Public, State of New York  
No. 01GA6039010  
Qualified in Richmond County  
Commission Expires March 20, 2002

State of Oregon, County of Klamath  
Recorded 06/15/01, at 3:21 p. m.  
In Vol. M01 Page 28773  
Linda Smith,  
County Clerk Fee \$ 21.00

21.00 m