

'01 DEC 10 AM 11:17

MTL 55588-TM
WARRANTY DEED

Vol M01 Page 62871

BILL R. DIEKMANN and SUSAN M. DIEKMANN, as tenants in common,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
PHYLLIS SCHNEIDER,
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 18 in Block 23 of TRACT 1113 OREGON SHORES UNIT 2, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

ACCT3507018DB05300
M-244780

KEY #243659
KEY #881875

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 \$ 68,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , PO BOX 522, CHILOQUIN, OR 97624

Dated this 3 day of December, 2001.

Bill R. Diekmann
BILL R. DIEKMANN

Susan M. Diekmann
SUSAN M. DIEKMANN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on December 3, 2001 by BILL
R. DIEKMANN AND SUSAN M. DIEKMANN.

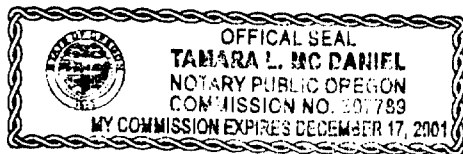


Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/01

ESCROW NO. MT55588-TM

Return to:
PHYLLIS SCHNEIDER
PO BOX 522
CHILOQUIN, OR 97624



State of Oregon, County of Klamath
Recorded 12/10/01 11:17a. m.
Vol M01, Pg 62871
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1