



MTL 60389-TA

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

ALLAN DE SCHWEINITZ

680 CONGER AVENUE

KLAMATH FALLS, OR 97601

Until a change is requested all  
tax statements shall be sent to  
The following address:

ALLAN DE SCHWEINITZ

680 CONGER AVENUE

KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath

Recorded 05/09/2003 3:07 p m.

Vol M03 Pg 31312

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

Escrow No. MT60389-TA

### WARRANTY DEED

MICHAEL J. CASEY and TERREL J. WAGSTAFF, as tenants in common, Grantor(s) hereby grant, bargain, sell, warrant and convey to:

ALLAN DE SCHWEINITZ and LESLIE DE SCHWEINITZ, as tenants by the entirety, 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 Northerly 75 feet of the following described premises: Beginning at a point North 32 degrees 14' West 123.30 feet from a stone in the center of Northerly end of Conger Avenue; thence North 32 degrees 14' West 262.95 feet; thence South 72' 12' West to Link River; thence down Link River to a point which is South 72 degrees 12' West of the place of beginning; thence North 72 degrees 12' East to the place of beginning, being a part of Government Lot 8 of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and being included in the exterior boundary of Buena Vista Addition to Klamath Falls, Oregon.

KEY #R474203

3809-032BC-01900-000

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.

The true and actual consideration for this conveyance is \$320,000.00.

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.

Dated this 8<sup>th</sup> day of May, 2003.

  
MICHAEL J. CASEY

  
TERREL J. WAGSTAFF

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on May 8, 2003 by MICHAEL J. CASEY AND TERREL J. WAGSTAFF.



  
(Notary Public for Oregon)