

03 SEP 11 11:13

NTC - 68053TA

Vol M03 Page 67677



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
KURT SCHMIDT

P.O. BOX 279

BEATTY, OR 97621

State of Oregon, County of Klamath
Recorded 09/11/03 11:19 a.m.
Vol M03 Pg 67677
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

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

KURT SCHMIDT

P.O. BOX 279

BEATTY, OR 97621

Escrow No. MT62653-TA

WARRANTY DEED

MARGERY L. BRICK, Grantor(s) hereby grant, bargain, sell, warrant and convey to KURT SCHMIDT and APRIL SCHMIDT, 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:

Lot 639, Block 128 of MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.:

3809-033DA-02900-000

Key No.:

614703

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record 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 PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR.

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 10th day of Sept, 2003

Margery L. Brick
MARGERY L. BRICK

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Sept 10 2003 by MARGERY L. BRICK.

[Signature]
(Notary Public for Oregon)

My commission expires 6.19.04



21m