

05 JUL 20 PM 0:41

MT7-70578 MS



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
MURRAY J. SCHMALTZ  
1596 Amador Lane  
Newbury Park, CA 91320

State of Oregon, County of Klamath  
Recorded 07/29/05 3:41 2 m  
Vol M05 Pg 59263  
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:

MURRAY J. SCHMALTZ  
1596 Amador Lane  
Newbury Park, CA 91320

Escrow No. MT70578-MS  
Title No. 0070578

S A D

### STATUTORY WARRANTY DEED

**THOMAS E. ROBSON and MARGARET R. ROBSON, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **MURRAY J. SCHMALTZ and IVY A. SCHMALTZ**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 30 in Block 49 of KLAMATH FALLS FOREST ESTATES - HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3811-015D0-00600-000

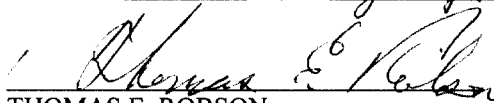
Key No: 469996

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$190,000.00**.

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 29<sup>th</sup> day of July, 2005

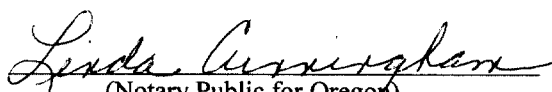
  
THOMAS E. ROBSON

  
MARGARET R. ROBSON

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 29, 2005 by THOMAS E. ROBSON and MARGARET R. ROBSON.



  
(Notary Public for Oregon)

My commission expires 10-5-2007

2/10 AM