

RECORDING REQUESTED BY:
Robert F. Cochran

2008-016984
Klamath County, Oregon

WHEN RECORDED RETURN TO:

DIETER SCHMITT
P O BOX 1157
CRESCENT CITY CA 95531



00058103200800169840010013

12/31/2008 08:36:56 AM

Fee: \$21.00

DOCUMENTARY TRANSFER TAX \$ <u>NONE</u>
COMPUTED ON FULL VALUE OF PROPERTY CONVEYED
OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING AT TIME OF SALE
<u>Robert F. Cochran esq</u>
Signature of Declarant or Agent determining tax. Firm Name.

APN R886127

STATUTORY WARRANTY DEED

RITA SCHMITT, Grantor, conveys and warrants to DIETER SCHMITT, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein.

LOT 13 of SUN COUNTRY ESTATES, TRACT 1352, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, except covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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 consideration for this conveyance is an exchange of real property between husband and wife in a dissolution of marriage proceeding.

Dated: 12.23.2008

Rita Schmitt
RITA SCHMITT

STATE OF CALIFORNIA
COUNTY OF DEL NORTE

On this 23rd day of December, 2008, before me, Bernice L. Jones, a Notary Public, personally appeared RITA SCHMITT, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Bernice L. Jones
My Commission Expires: 02/03/09

