

7146

WARRANTY DEED

Vol. M81 Page 20969

Until a change is requested, all  
tax statements shall be sent to:

Rt. 1 Box 460

Wigand Rd.

Powell Butte, OR 97753

KENNETH D. STEVENS and PATRICIA A. STEVENS, husband and  
wife, Grantors, convey and warrant to LOUIE ALACANO and DEANNA  
ALACANO, husband and wife, Grantees, the following described real  
property free of encumbrances except as specifically set forth  
herein:

1. Lot Six (6), Block One (1),
2. Lot Twenty (20), Block One (1),
3. Lot Twelve (12), Block Three (3),
4. Lot Twenty-one (21), Block Three (3),
5. Lot Three (3), Block Four (4),
6. Lot Five (5), Block Four (4),
7. Lot Twelve (12), Block Five (5), LITTLE RIVER  
RANCH, according to the official plat thereof on  
file in the office of the County Clerk of Klamath  
County, Oregon.

SUBJECT TO:

- (1) Rights of the Federal Government, the State of  
Oregon, and the general public in and to that  
portion of said property lying below the high  
water line of the Little Deschutes River.
- (2) Easement, including the terms and provisions  
thereof, executed by Harold D. Barclay and  
Dorothy Barclay, husband and wife, to Fred L.  
Mahn, dated May 29, 1963, recorded July 31,  
1963, in Volume 347, Page 76, Deed Records of  
Klamath County, Oregon.
- (3) Declaration, restrictions, protective  
covenants and conditions, including the terms  
and provisions thereof, recorded May 28, 1981,  
in Volume M81, Page 9488, Deed Records of  
Klamath County, Oregon.

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(4) Easement as contained on the plat.

(5) Reservations and restrictions as contained in the declaration as follows: "fee title to all private ways, streets, roads, private recreation areas, semi-public recreational or service areas, and common areas shall be conveyed, by owners, to the Little River Ranch Homeowners Association. Dedicate, donate and convey to Klamath County, Lot 10, Block 5, for public facilities purposes."

The true consideration for this conveyance is FORTY-TWO THOUSAND DOLLARS and No/100 (\$42,000.00).

DATED December 1, 1981.

Kenneth D. Stevens  
KENNETH D. STEVENS

Patricia A. Stevens  
PATRICIA A. STEVENS

STATE OF OREGON )  
County of Deschutes ) ss.

Personally appeared the above named KENNETH D. STEVENS and PATRICIA A. STEVENS, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Linda Knowles  
Notary Public for Oregon  
My Commission Expires: 2-22-82

after recording please return to:

VAN Vactor FRANCIS & MARTIN  
ATTORNEYS AT LAW  
P.O. BOX 343  
107 N.W. WALL  
BEND, OREGON 97701  
(503) 339-4500

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STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the

7 day of December A.D., 1981 at 9:46 o'clock A M., and duly recorded in

Vol M 81 of Deeds on page 20969.

Fee \$ 8.00

EVELYN BIEHN  
COUNTY CLERK  
By [Signature] deputy