

34793

ASPEN M 27401-6

WARRANTY DEED (INDIVIDUAL)

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JACK L. ROOKSTOOL and DONNA L. MODEN, WHO ACQUIRED TITLE AS DONNA L. ROOKSTOOL
 DIANE BRYAN
 of Klamath, State of Oregon, described as: all that real property situated in the County
 of Klamath, State of Oregon.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY
 PARTICULAR USE MAY BE MADE OF THE PROPERTY
 DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD
 CHECK WITH THE APPROPRIATE CITY OR COUNTY
 PLANNING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
 those contained in Exhibit "A" attached hereto

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.
 ** The true and actual consideration for this transfer is \$ 41,500.00 *

Dated this 22nd day of March, 19 84.

STATE OF OREGON, County of Klamath

On this 23rd day of March
Jack L. Rookstool & Donna L. Moden, 1984 personally appeared the above named
 instrument to be her voluntary act and deed. and acknowledged the foregoing

Before me:

Marlene F. Addington
 Notary Public for Oregon

My commission expires: 3-22-85

The dollar amount should include cash plus all encumbrances existing against the property to which the
 property remains subject or which the purchaser agrees to pay or assume.
 ** If consideration includes other property or value, add the following: "However, the actual consideration
 consists of or includes other property or value given or promised which is part of the/the whole
 consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

Jack L. Rookstool
 Donna L. Moden

TO

Diane Bryan

After Recording Return to: Diane Bryan

1901 Gary
Klamath Falls, OR
97603

STATE OF OREGON,

County of _____)
 _____) ss.

I certify that the within instrument was received for record
 on the _____ day of _____, 19____,
 at _____ o'clock _____ M. and recorded in book _____
 on page _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By _____ Title _____
 _____ Deputy

EXHIBIT "A"

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Enterprise Irrigation Distract.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062.
3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,
Recorded : March 17, 1938 Book: 114 Page: 540
4. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$33,750.00
Dated : December 27, 1979
Recorded : December 31, 1979 Book: M-79 Page: 29892
Trustor : Jack L. Rookstool and Donna L. Rookstool
Trustee : William Sisemore
Beneficiary : Klamath First Federal Savings & Loan Association,
a corporation
Re-recorded : January 23, 1980 Book: M-80 Page: 1417
Which Trust Deed the Grantees herein assume and agree to pay according to the terms contained therein.

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 23 day of March A.D. 19 84
at 3:36 o'clock P M, and duly
recorded in Vol. M84 of Deeds
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EVELYN BIEHN, County Clerk
By Pam Smith Deputy
Fee 8.00