

38587

ASPEN M-27388-4
WARRANTY DEED (INDIVIDUAL)

Vol. M84 Page 11552

GEORGE A. PONDELLA, JR.

JEFFREY JON SENS

, hereinafter called grantor, convey(s) to

of Klamath

, State of Oregon, described as:

all that real property situated in the County

Lot 54, Block 16, KLAMATH FOREST ESTATES, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Reservations, including the terms and provisions thereof, contained in Deed from United States of America to James F. Coburn, et al., dated June 8, 1959 in Book 313 at page 275, Deed Records of Klamath County, Oregon, as follows: "and there is hereby reserved any and all roads, trails, telephone lines, etc., actually constructed by the United States, with the rights of the United States to maintain, operate or improve the same so long as needed or used for or by the United States."

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. free of all encumbrances except

and covenant(s) that grantor is the owner of the above described property those contained above.

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 \$ 2,750.00

Dated this 27th day of March, 19 84

George A. Pondella, Jr.
GEORGE A. PONDELLA, JR.

STATE OF OREGON, County of Klamath) ss.

July 9
GEORGE A. PONDELLA, JR.

, 19 84 personally appeared the above named instrument to be his voluntary act and deed. and acknowledged the foregoing

Before me:

Sandra Handscher
Notary Public for Oregon

My commission expires: 7-23-85

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)

George A. Pondella, Jr.

TO

Jeffrey Jon Sens

After Recording Return to:

Jeffrey Jon Sens

16309 Santa Bianca

Hacienda Heights, CA 91745

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 9th day of July, 19 84 at 3:52 o'clock P.M. and recorded in book M84 on page 11552 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

Klamath County Clerk

Title

By Bernetha D. Leland

Fee: \$4.00

Deputy