

48206

Aspen # M-28529  
WARRANTY DEED (INDIVIDUAL)

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W. JEANE SPECK and JOHN SPECK, JR. husband and wife

hereinafter called grantor, convey(s) to  
ROBERT B. THORNTON and CLARA J. THORNTON, husband and wife

all that real property situated in the County  
of Klamath, State of Oregon, described as:

Lot 13, Block 30, FIFTH ADDITION TO KLAMATH RIVER ACRES, in the  
County of Klamath, State of Oregon.

Subject to:

1. An easement created by instrument, including the terms and provisions thereof, recorded August 10, 1933 in Book: 101 at page: 331.
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat.
3. Trust Deed, including the terms and provisions thereof, recorded July 21, 1977 in Book M-77 at page: 12932 in favor of First Interstate Bank, which Trust Deed the grantees herein assume and agree to pay according to the terms contained therein.
4. County Liens of the County of Klamath, Docketed March 11, 1981 as Lien #106 at page: 450, which lien the grantees herein assume and agree to pay according to the terms contained therein.

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  
as set forth hereinabove

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 \$ 62,000.00 \*

Dated this 26th day of April, 19 85.

W. Jeane Speck  
John Speck Jr

STATE OF OREGON, County of Klamath ) ss.

On this 26th day of April, 1985 personally appeared the above named  
W. Jeane Speck and John Speck, Jr. and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

W. Darlene P. Addington  
Notary Public for Oregon  
My commission expires: 3-22-89

\* 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)

TO

After Recording Return to: ☿ Taxes;  
Mr. & Mrs. Robert B. Thornton  
P.O. Box 276  
Keno, OR

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instrument was received for record  
on the 29th day of April, 1985,  
at 10:58 o'clock AM. and recorded in book M85  
on page 6144 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

Klamath County Clerk

By Pam Smith Deputy

Fee: \$5.00