

Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

HOWARD M. PALMS and ANITA R. PALMS, husband and wife
convey(s) to REX O. DAVIS and EMMA M. DAVIS, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as: all that real property situated in the
Lot 2, Block 14, Tract No. 1064, FIRST ADDITION TO GATEWOOD, 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
SEE ATTACHED EXHIBIT "A"

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 \$ 55,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which)° (Delete between symbols; if not applicable. See ORS 93.030)

In construing this deed and where the context so requires, the singular includes the plural.
IN WITNESS WHEREOF, the grantor has executed this instrument this 7th day of August, 19 85.

Howard M. Palms
Anita R. Palms

STATE OF OREGON, County of Klamath,
August 7, 19 85. ss.

Personally appeared the above named Howard M. Palms and Anita R. Palms
instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Susan
Notary Public for State of Oregon
My Commission Expires 6-27-88

Howard M. Palms & Anita R. Palms

GRANTOR'S NAME AND ADDRESS

Rex O. Davis & Emma M. Davis

GRANTEE'S NAME AND ADDRESS

After recording return to:

Rex O. Davis & Emma M. Davis

4964 Laurelwood
Klamath Falls Oregon 97603
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Rex O. Davis & Emma M. Davis

4964 Laurelwood
Klamath Falls Oregon 97603
NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

95 AUG 19 10 59

EXHIBIT "A"

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. An easement created by instrument, including the terms and provisions thereof,
 Dated : June 26, 1905
 Recorded : May 18, 1907 Book: 22 Page: 479
 In favor of : United States of America
3. An easement created by instrument, including the terms and provisions thereof,
 Dated : May 1, 1945
 Recorded : May 15, 1945 Book: 176 Page: 284
 In favor of : California Oregon Power Company
 For : Right of way for pole lines
4. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of First Addition to Gatewood.
5. 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 : September 3, 1976 Book: M-76 Page: 13888
6. Trust Deed, including the terms and provisions thereof to secure the amount noted below and other amounts secured thereunder, if any:
 Grantor : Daniel J. Duff and Doris V. Duff, husband and wife
 Trustee : William Sisemore
 Beneficiary : Klamath First Federal Savings and Loan Association, a corporation
 Dated : March 22, 1979
 Recorded : April 5, 1979 Book: M-79 Page: 7570
 Amount : \$37,360.00,
 which Trust Deed Grantees herein assume and agree to pay.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 16th day
 of August A.D., 19 85 at 10:59 o'clock A M., and duly recorded in Vol. M85
 of _____ Deeds on Page 12931.

FEE \$9.00

 Evelyn Biehn
 By _____

County Clerk