

54606

M-29230

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

Vol. 1485 Page 17108

RODNEY MARTINO and MICHELE A. MARTINO, husband and wife
convey(s) to GERALD G. MOWREY and BRENDA L. MOWREY, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as:

Lot 7, Block 15, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES."

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 set out 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 \$ 52,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) ~~or~~ ~~between symbols, if not applicable. See ORS 93.030~~ part of the

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 23 day of September, 19 85.

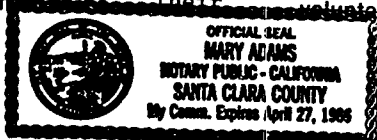
Rodney Martino
Rodney Martino
Michele A. Martino
Michele A. Martino

CALIFORNIA
STATE OF OREGON, County of Santa Clara ss.

October 16, 19 85.

Personally appeared the above named Rodney Martino and Michele A. Martino, husband and wife

Instrument ~~is~~ their voluntary act and deed. and acknowledged the foregoing



Before me: Mary Adams
Notary Public for California
My Commission Expires: April 27, 1986

Rodney Martino

Michele A. Martino

GRANTOR'S NAME AND ADDRESS

Gerald G. Mowrey

Brenda L. Mowrey

GRANTEE'S NAME AND ADDRESS

After recording return to:

Gerald G. and Brenda L. Mowrey

23410 Batey
Harbor City, CA 90710
NAME, ADDRESS, ZIP

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

As Above

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

95 OCT 21 PM 4 03

EXHIBIT "A"

17109

SUBJECT TO:

1. Regulations, including levies, liens, and utility assessments of the City of Klamath Falls.
2. Covenants, easements and restrictions, but omitting restrictions, if any, based in race, color, religion, or national origin, imposed by instrument, including the terms thereof,

Recorded in Book	:	12
Page	:	243
Re-recorded in Book	:	12
Page	:	250
Recorded	:	July 7, 1959
Book	:	314
Page	:	80
3. Contract, including the terms and provisions thereof:

Vendor	:	State of Oregon, represented and acting by the Director of Veterans' Affairs
Vendee	:	Rodney Martino and Michele A. Martino
Dated	:	January 6, 1984
Recorded	:	January 12, 1984
Book	:	M-84
Page	:	558
Re-recorded	:	February 14, 1984
Book	:	M-84
Page	:	2246

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ 21st day
 of _____ October A.D., 19 85 at 4:03 o'clock P M., and duly recorded in Vol. M85
 of _____ Deeds on Page 17108
 FEE \$9.00
 Evelyn Biehn County Clerk
 By Evelyn Biehn