

54614

1-10251

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# Aspen

29264  
TITLE & ESCROW, INC.  
WARRANTY DEED (INDIVIDUAL)

BOB STEWART TRUCKING CO., INC., an Oregon Corporation

convey(s) to ROLAND CARLSON AND DONNA L. CARLSON, husband and wife as tenants in the entirety, hereinafter called grantor,  
all that real property situated in the  
County of Klamath, State of Oregon, described as:

Lot 31, Block 48, Tract 1184 OREGON SHORES - UNIT #2, FIRST ADDITION, 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.

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 PLAN-  
NING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
New Purchase MOney Deed of Trust for \$10,500.00

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 \$ 14,500.00. However, the actual con-  
sideration consists of or includes other property or value given or promised which is <sup>the whole</sup> <sub>part of the</sub> 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.

19 85.

IN WITNESS WHEREOF, the grantor has executed this instrument this 1st day of October

BOB STEWART TRUCKING CO., INC.,

an Oregon Corporation

BY: Bob Stewart pres.  
Bob Stewart, President

STATE OF OREGON, County of Klamath )ss.

October 1, 19 85.

Personally appeared the above named Bob Stewart

instrument to be his voluntary act and deed. and acknowledged the foregoing

Before me:

Janya C. Little  
Notary Public for State of Oregon  
My Commission Expires: 9/17/88

BOB STEWART TRUCKING CO., INC., an Oregon Corporation  
2918 Edison Ave., Glamath Falls, Oregon 97603

GRANTOR'S NAME AND ADDRESS

ROLAND CARLSON AND DONNA L. CARLSON,  
5500 Kingswood Dr., Citrus Heights, CA 95610

GRANTEE'S NAME AND ADDRESS

After recording return to:

Same as Grantee

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument  
was received for record on the 22nd day  
of October, 19 85,  
at 10:52 o'clock A M., and recorded  
in book/reel/volume No. M85 on  
page 17120 or as document/fee/file/  
instrument/microfilm No. 54614,  
Record of Deeds of said county.

Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk

By Pam Smith Deputy

Fee: \$5.00