

# Aspen

TITLE & ESCROW, INC.  
WARRANTY DEED (INDIVIDUAL)

MARLENE T. ADDINGTON, ANDREW A. PATTERSON, AND CERTIFIED MORTGAGE COMPANY, An Oregon Corporation, each as to an undivided 1/3 interest convey(s) to DENIS J. SETTE, hereinafter called grantor,

County of Klamath, State of Oregon, described as:

all that real property situated in the Lot 10, Block 9, STEWART, in the County of Klamath, State of Oregon

## SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Conditions, restrictions as shown on the recorded plat of Stewart

"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 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 \$ 10,500.00

~~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.~~

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 1st day of November 19 85.

CERTIFIED MORTGAGE COMPANY

BY Richard H. MacBride

Marlene T. Addington  
Andrew A. Patterson

STATE OF OREGON, County of Klamath )ss.

On this 1st day of November, 19 85.

Personally appeared the above named MARLENE T. ADDINGTON and Andrew A. Patterson

Instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me: Susan

Notary Public for Oregon

My Commission Expires: 8-27-88

Marlene T. Addington

Andrew A. Patterson

Certified Mortgage Company  
GRANTOR'S NAME AND ADDRESS

Denis J. Sette

GRANTEE'S NAME AND ADDRESS

After recording return to:

Denis J. Sette

7462 Interlachen Avenue  
San Ramon, Calif. 94583

NAME, ADDRESS, ZIP

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

Denis J. Sette

7462 Interlachen Avenue  
San Ramon, Calif. 94583

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within Instrument was received for record on the 1st day of November, 19 85, at 10 o'clock AM, and recorded in book/reel/volume No. 185 on page 178 or as document/fee/file/Instrument/microfilm No. 185-178. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By

Deputy

STATE OF OREGON,

County of Klamath } ss.  
before me appeared RICHARD H. MARLATT

On this 1st day of November, 1985,

XXXX to me personally known, who being  
duly sworn, did say that he, XXXX

is the President, XXXXXXXXXX

XXXXXXXXXXXXXXXXXXXXXXXXXXXX

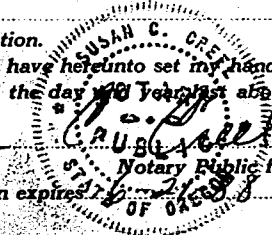
of CERTIFIED MORTGAGE COMPANY

the within named Corporation, and that the seal affixed to said instrument is the corporate seal of said Corporation, and that the said instrument was signed and sealed in behalf of said Corporation by authority of its Board of Directors, and Richard H. Marlatt XXXX

acknowledge said instrument to be the free act and deed of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

*Susan C. Creel*



Notary Public for Oregon.

My Commission expires 12/12/88

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_ the 1st day  
of November A.D., 19 85 at 2:51 o'clock P. M., and duly recorded in Vol. 885  
of Deeds on Page 17827.

FEE \$9.00

Evelyn Biehn  
By \_\_\_\_\_

County Clerk  
*Pat Smith*