ANOW ALL MEN BY THESE	UNTAIN TITLE	Y DEED			- 1
ANOW ALL MEN BY THESE Gary D. Airhart and Jan hereinafter called the grantor, for the co Gary D. Airhart and Jan the grantee, does hereby grant, bargain assigns, that certain real property, with the pertaining, situated in the County of	line M. Airhart	Hugh	Vol. m85	_Page_	18
the grantee, does hereby grant, for the co the grantee, does hereby grant, bargain assigns, that certain real property, with t pertaining, situated in the County of	ine M. Airhent	er stated, to dra	Wife	·····	•••••
assigns, that certain real property, with t pertaining, situated in the County of	, sell and convey	Husband and	Wife	******	
pertaining, situated in the County of	the tenements, heredit	to the said gra	ntee and grante	e's hein	after c
assigns, that certain real property, with t pertaining, situated in the County of	ar	nd State of Ore	purtenances the	reunto belong	essora
			on, described as	follows, to-wi	ing or
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County Clerk of U	cial plat there	ddition to H	ast Hills B	• .	
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				IVC.	
To Have and to Hold the same unto And said grantor hereby covenants to grantor is lawfully seized in fee simple of the shown on the reverse of this a deed	SUFFICIENT, CONTINUE DESCRI	PTION ON DESIG			
grantor is lawfully seized in the	o and with said .	grantee's heirs.	SUCCESSO		
shown on the reverse of the	e above granted pre-	tee and grantee	's heirs, success	assigns forever	•
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the source of directors.	o be signed and seal a	this 15th day	of Novembe	ials.	fica <u>l</u> 85
of directors.	o be signed and seal i	affixed by its of	ficers, duly auth	als. 27, 19	85;
and of difectors.	o be signed and seal i	affixed by its of	ficers, duly auth	orized thereto	tica <u>1</u> 85; by
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MOUNTAIN TITLE COMPANY INC.

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SUBJECT TO:

1850

1. Taxes for the fiscal year 1985-86, due and payable.

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2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.

Sec. Sec.

55410

18508

- 3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Basin View Drainage District.
- 4. Utility easements as shown on dedicated plat.
- 5. Subject to reservations and restrictions, including the terms and provisions thereof, as contained in plat dedication, to wit: "Subject to: (1) Easements for future public utilities, drainage and television cable as shown on annexed plat, said easements to provide ingress and egress for construction and maintenance of said utilities, drainage and television cable; (2) Said lands are within the Basin View Drainage District and are subject to all the rules, regulations and assessments of said drainage district; (3) A 25 foot building setback line on the front of all lots and a 20 foot building setback line along side street lines; (4) All easements and reservations of record.
- 6. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or natural origin, imposed by instrument, including the terms and provisions thereof, recorded in Volume M77, page 2856, Microfilm Records of Klamath County, 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 on coording this instrument, the person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses."

STATE OF OREGON: COUNTY OF KLAMATH: s

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