

55568

Aspen
TITLE & ESCROW, INC. Vol. m85 Page 18813
WARRANTY DEED (INDIVIDUAL)

BLANCHE OLIVA

convey(s) to RUBY F. EDEN and VICTOR L. EDEN, Mother and Son, not as tenants in, hereinafter called grantor,
common, but with full rights of survivorship
County of Klamath, State of Oregon, described as: all that real property situated in the
Lot 14, Block 226

Lot 14, Block 306, DARROW ADDITION TO THE CITY OF KLAMATH FALLS,
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 Darrow Addition.
3. Conditions and Restrictions in Deed:
Recorded : December 8, 1919
Book : 52
Page : 21

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 OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IS SUBJECT TO ANY OF THE EASEMENTS, ENCUMBRANCES, OR OTHER INTERESTS DESCRIBED IN THIS INSTRUMENT.

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 _____

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 \$ 40,000.00. However, the actual consideration consists of a transfer of other property of value given or promised which is the whole consideration (non-taxable). There are no symbols in the transferable see ORS 93.0300 part of the consideration.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the County of Multnomah, Oregon, this 1st day of January, 2007.

 Notary Public for Oregon
 My Commission Expires _____

IN WITNESS WHEREOF, the grantor has executed this instrument this 19 day of November 19 85.

Blanche Oliva
Blanche Oliva

STATE OF OREGON, County of Klamath
November 19 1919) ss.

Personally appeared the above named Blanche Oliva, 19 85.

Instrument to be _____ her _____ voluntary act and deed. _____ and acknowledged the foregoing

Before me: W. Arlene P. Adkins
Notary Public for Oregon
My Commission Expires: 3-22-89

Blanche Oliva

GRANTOR'S NAME AND ADDRESS

Ruby F. Eden
Victor L. Eden

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ruby Eden & Victor L. Eden
1403 Mitchell
City

NAME, ADDRESS, ZIP

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,

County of Klamath ss.

I certify that the within instrument
was received for record on the 19th day
of November, 1985,
at 3:27 o'clock P. M., and recorded
in book/real/volume No. M85 on
page 18813 or as document/fes/fil/
instrument/microfilm No. 55568
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By [Signature] Deputy

Fee: \$5.00

FORM 895.2 EN