

ATC - M29725

Aspen

TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

JESSIE W. HURLEY and BEVERLY M. HURLEY, husband and wife
convey(s) to RENATO L. DURIGHELLO and FIORELLA M. DURIGHELLO, husband and wife, hereinafter called grantor,
County of Klamath State of Oregon, described as:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

"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 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. F.D. R.I.D.

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 \$ 60,000.00 ~~the whole of the consideration~~

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 19 day of March, 19 86.

Jessie W. Hurley
Beverly M. Hurley

STATE OF OREGON, County of Klamath) ss.

On this 21 day of March, 19 86.

Personally appeared the above named Jessie W. Hurley and Beverly M. Hurley

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

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

Jessie W. Hurley
Beverly M. Hurley

GRANTOR'S NAME AND ADDRESS

Renato L. Durighello
Fiorella M. Durighello

GRANTEES NAME AND ADDRESS

After recording return to:

Renato L. & Fiorella M. Durighello
Box 2, Rte 802, B
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

Send a check to the recorder's office if the grantor is the same as the address.

Same as Above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of ss.

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

EXHIBIT "A"

4984

A portion of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point 1128 feet East of an iron pin driven into the ground inside the fence corner at the Southwest corner of the North-West quarter of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, on the property of Otis V. Saylor, being the Southwest corner of said property abutting on the Klamath Falls-Lakeview Highway; thence, North 330 feet; thence East 132 feet; thence South 330 feet; thence West 132 feet to the point of beginning.

SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062.
3. Subject to reservations shown in deed from A.J. Simmers, et ux., to W.O. Turner, recorded December 21, 1943 in Book 160 at page 536, Deed Records of Klamath County, Oregon.

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

on this 26th day of March A.D., 19 86
at 3:59 o'clock P M. and duly recorded
in Vol. M86 of Deeds Page 4983
Hvelyn Biehn, County Clerk
By [Signature]

Deputy.

Fee, \$14.00