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Aspen

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TITLE & ESCROW, INC.

WARRANTY DEED (INDIVIDUAL)

CHARLES F. WINGETT and SANDRA L. WINGETT, husband and wife
 (convey) to JAMES H. CARTER and BEATRICE B. CARTER, husband and wife
 County of Clatsop, State of Oregon, described as: all that real property situated in the

Lot 9, Block 5, Tract No. 1053, OREGON SHORES, in the County of
 Clatsop, State of Oregon.

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 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 \$33,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (Delete between symbols; if not applicable. See ORS 93.030) ~~part or parts~~
 IN WITNESS WHEREOF, the grantor has executed this instrument this 21st day of March, 1986.

STATE OF Nevada, County of Washoe, March 21, 1986.

Personally appeared the above named Charles F. and Sandra L. Wingett and acknowledged the foregoing instrument to be voluntary act and deed.



LINDA DUNKLEY
 Notary Public - State of Nevada
 Appointment Recorded in Washoe County
 MY APPOINTMENT EXPIRES APRIL 4, 1988

Before me: Linda Dunkley
 Notary Public for State of Nevada
 My Commission Expires: 4-4-88

Charles F. & Sandra L. Wingett

GRANTOR'S NAME AND ADDRESS

James H. and Beatrice B. Carter

GRANTEE'S NAME AND ADDRESS

James H. & Beatrice B. Carter
 2023 Linda Street
 Silver Valley, CA 93065

NAME ADDRESS ZIP

James H. & Beatrice B. Carter
 2023 Linda Street
 Silver Valley, CA 93065

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/roll/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".

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Subject to:

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the proposed plat of Tract 1053 Oregon Shores, as follows: "a 25 foot building set back line along the front of all lots and a 20 foot building set back line along side street lines; 16 foot utility easements, centered on lot lines or as shown on the annexed plat, said easements to provide ingress and egress for construction and maintenance of said utilities, with any planting or structures placed thereon by the lot owners to be at his own risk; All streets to be maintained by the lot owners within this subdivision; Additional restrictions or conditions as provided for in any recorded protective covenants or Homeowners Association documents.

2. Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, recorded August 13, 1973 in Book M-73 at page 10698, Microfilm Records.

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

on this 31st day of March A.D., 19 86
at 11:50 o'clock A M. and duly recorded
in Vol. MB6 of Deeds Page 5187

Evelyn Biehn, County Clerk
By Ann Smith

Deputy.

Fee, \$14.00