

61448

#129794
Aspen
 TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. M86 Page. 8396

KENNETH F. BULKLEY and TANYA K. BULKLEY, husband and wife
 convey(s) to ROGER A. STEVENS and GWYN E. STEVENS, husband and wife, hereinafter called grantor,
 County of Klamath, State of Oregon, described as:
 Lot 1, Block 3, Tract No. 1116, SUNSET EAST, in the County of Klamath, State of 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 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. *(AS) SEE*

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
 SEE ATTACHED EXHIBIT "A"

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 \$ 77,000.00. However, the actual consideration consists of or includes other property or value given or promised which is ^{the whole} ~~part of the~~ consideration (Indicate which) (Delete between symbols, if not applicable. See ORS 93.030)

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 9th day of May, 19 86.

Kenneth F. Bulkley
Tanya Kay Bulkley

STATE OF OREGON, County of Klamath)ss.

On this the 9th day of May, 19 86.

Personally appeared the above named Kenneth F. Bulkley and Tanya K. Bulkley

instrument to be THEIR voluntary act and deed. and acknowledged the foregoing

Before me:

Carole Johnson
 Notary Public for Oregon

My Commission Expires: 1-15-90

Kenneth F. & Tanya K. Bulkley

GRANTOR'S NAME AND ADDRESS

Roger A. & Gwyn E. Stevens

GRANTEE'S NAME AND ADDRESS

After recording return to:

Roger A. & Gwyn E. Stevens

4308 El Cerrito Way

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Roger A. & Gwyn E. Stevens

4308 El Cerrito Way

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book/real/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

SPACE RESERVED
 FOR
 RECORDER'S USE

EXHIBIT "A"

8397

SUBJECT TO:

1. Regulations, including levies, liens, assessments, rights of way and easements of South Suburban Sanitary District.
2. Restrictions as shown on the recorded plat.
3. Covenants, easements and restrictions, imposed by instrument recorded September 13, 1976 in Book M-76 at page 14336.
4. This property lies within and is subject to the levies and assessments of Sunset Lighting District.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ day
of May A.D., 19 86 at 3:33 o'clock P M., and duly recorded in Vol. M86
of _____ Deed on Page 8396

FEE \$14.00

Evelyn Biehn, County Clerk
By *[Signature]*