

62100

# M 29879  
**Warrant**  
**spen**  
 TITLE & ESCROW, INC.  
**WARRANTY DEED (INDIVIDUAL)**

Vol. M86 Page 9562

KENNETH Z. KENDRICK and KELLY A. KENDRICK, husband and wife  
 convey(s) to ROBERT E. PHILLIPS, hereinafter called grantor,  
 County of Klamath, State of Oregon, described as:

The NW $\frac{1}{4}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 1, Township 37 South, Range 11 East of the Willamette Meridian, 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.

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 \$ 24,000.00. 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)

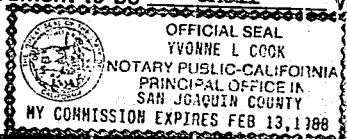
In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 2nd day of May, 19 86.

CALIFORNIA  
 STATE OF OREGON, County of SAN JOAQUIN, ss.  
 On this the 2nd day of May, 19 86

Personally appeared the above named Kenneth Z. Kendrick and Kelly A. Kendrick

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



Before me:

Yvonne L. CookNotary Public for CaliforniaMy Commission Expires: 2-13-88

Kenneth Z. &amp; Kelly A. Kendrick

GRANTOR'S NAME AND ADDRESS

Robert E. Phillips

GRANTEE'S NAME AND ADDRESS

After recording return to:

Robert E. Phillips  
HC33, Box 16, Deer Run Road  
Beatty, OR 97621

NAME, ADDRESS, ZIP

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

Robert E. Phillips  
HC33, Box 16, Deer Run Road  
Beatty, OR 97621

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/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"

9563

SUBJECT TO:

1. Easement in favor of Pacific Power & Light Co. recorded June 21, 1963 in Book 346 at page 223.
2. Easement reserved by Clifford E. Milhorn, et ux., recorded August 26, 1971 in Book M-71 at page 9087.
3. Easement in favor of Pacific Power & Light Co. recorded May 19, 1972 in Book M-72 at page 5350.
4. Any improvement located upon the insured property which constitutes a mobile home is subject to registration and taxation as provided by Oregon Revised Statutes.
5. Mortgage, including the terms and provisions thereof, in favor of State of Oregon, represented and acting by the Director of Veterans' Affairs, recorded October 10, 1973 in Book M-73 at page 13652, which Mortgage Grantees herein hereby assume and agree to pay.  
Assumption Agreement recorded August 25, 1983 in Book M-83 at page 14338.
6. Easement in favor of Telephone Utilities of Eastern Oregon, Inc., recorded August 3, 1984 in Book M-84 at page 13350.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_  
of \_\_\_\_\_ June \_\_\_\_\_ A.D., 19 86 at 1:41 o'clock P M., and duly recorded in Vol. \_\_\_\_\_ the 3rd day  
of \_\_\_\_\_ Deeds on Page 9562 M86

FEE

\$14.00

Evelyn Biehn,  
By \_\_\_\_\_

County Clerk

*[Signature]*