

63534

Aspen 30030
 TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. M86 Page 12101

WADE A. STANFIELD and JUDY M. STANFIELD, husband and wife

convey(s) to WILLIAM E. BURNETT and SHARLENE COATES, hereinafter called grantor,
 the right of survivorship, not as tenants in common but with
 County of Klamath, State of Oregon, described as:

Lot 4, Block 5, FIRST ADDITION TO ALTAMONT ACRES, in the County of Klamath, State
 of Oregon.

SUBJECT TO:

1. Conditions and restrictions of the recorded plat of First Addition to Altamont Acres.
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 M83 at page 8062, and as per Ordinance No. 30, recorded May 30, 1986 in Book M86 at page 9346.
3. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
4. Reservations contained in deed from Manhattan Co., a corporation to F. L. Weaver et ux., recorded in Book 107 at page 497, and in deed recorded in Book 190 at page 480, Deed Records of Klamath County, 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 above

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 \$ 33,500.00. 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 9 day of July, 19 86.

Wade A. Stanfield
Judy M. Stanfield

STATE OF OREGON, County of Klamath,
July 9, 19 86.)ss.

Personally appeared the above named WADE A. STANFIELD AND JUDY M. STANFIELD
 instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me: Sharlene J. Parker
 Notary Public for Oregon
 My Commission Expires: 6-16-88

Stanfield
2123 Patterson
K Falls
 GRANTOR'S NAME AND ADDRESS

Burnett & Coates
3238 Maryland
Klamath Falls, OR 97601
 GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath First Federal
540 Main Street
Klamath Falls, OR 97601
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Klamath First Federal
540 Main Street
Klamath Falls, OR 97601
 NAME, ADDRESS, ZIP

STATE OF OREGON,)
 County of Klamath ss.
 I certify that the within instrument
 was received for record on the 10th day
 of July, 19 86,
 at 10:52 o'clock a M., and recorded
 in book/reel/volume No. M86 on
 page 12101 or as document/file/
 instrument/microfilm No. 63534,
 Record of Deeds of said county.
 Witness my hand and seal of County
 affixed.

SPACE RESERVED
 FOR
 RECORDER'S USE

Evelyn Biehn, County Clerk
 NAME TITLE
 By Bernice A. Hetch Deputy

Fee \$10.00