

04-42254

64655

Aspen 30108 Vol. M86 Page 14151
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

LOREN J. HAEFELE and JESSIE M. HAEFELE, husband and wife
convey(s) to VANCE J. CARPENTER, JR. and SUSAN C. CARPENTER, husband
and wife
County of Klamath, State of Oregon, described as: all that real property situated in the

Lot 6 and the Southerly 2 feet of Lot 7 adjacent to Lot 6, All in Block 2,
Tract 1116 SUNSET EAST, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. 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, Book M-83, Page 8062, and per Ordinance No. 30, recorded May 30, 1986, in Book M-86 at page 9346.
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Sunset East.
3. Covenants, easements and restrictions, recorded September 13, 1976 in Book M-76 at page 14336.
4. Regulations, including levies, liens, assessments, rights of way and easements of the Sunset Lighting District.

"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."

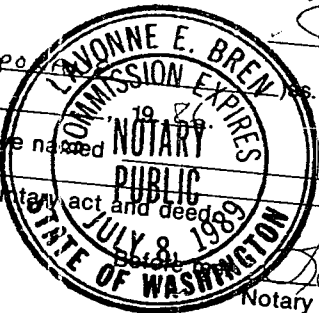
THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

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 \$ 70,000.00. 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 of the consideration
IN WITNESS WHEREOF, the grantor has executed this instrument this 6th day of August, 1986.

WASHINGTON
STATE OF OREGON, County of Spoke
August 6,

Personally appeared the above named _____ and acknowledged the foregoing
instrument to be _____ voluntary act and deed
Laverne E. Bren
Notary Public for
My Commission Expires: 7/8/89



LOREN J. + JESSIE M. HAEFELE
E. 11106 ALONA CT
SPOKANE, WA 99206
GRANTOR'S NAME AND ADDRESS

VANCE J. + SUSAN C. CARPENTER
4424 EICERITO WAY, #202
Klamath Falls, OR 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath 1st Federal SCL
P.O. Box 5270
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 11th day of August, 1986, at 3:23 o'clock P.M., and recorded in book/reel/volume No. M86 on page 14151 or as document/fee/file/Instrument/microfilm No. 64655, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Ann Smith Deputy

Fee: \$10.00