

65306

#M30103

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

Vol. m86 Page 15470

DOLORES EVANS

convey(s) to DAVID H. WEBBER and ANNA L. WEBBER and MARGARET A. HOWARD, hereinafter called grantor,
in common but with rights of survivorship
County of Klamath, State of Oregon, described as: all that real property situated in the

Lot 1, Block 15, Tract No. 1064, FIRST ADDITION TO GATEWOOD, 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 \$ 63,500.00. 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) entire
In construing this deed and where the context so requires, the singular includes the plural.
IN WITNESS WHEREOF, the grantor has executed this 27 day of August,
19 86.

Dolores Evans

STATE OF OREGON, County of Klamath)ss.

On this the 27th day of August, 19 86.

Personally appeared the above named Dolores Evans

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

Before me:

Barbara L. [Signature]
Notary Public for Oregon

My Commission Expires: 3-22-89

Dolores Evans

GRANTOR'S NAME AND ADDRESS

David H. & Anna L. Webber & Margaret A. Howard

GRANTEE'S NAME AND ADDRESS

After recording return to:

David H. Webber, et al
5097 Laurelwood
City, 97603

NAME, ADDRESS, ZIP

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

David H. Webber, et al
5097 Laurelwood
City, 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/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.

SPACE RESERVED
FOR
RECORDER'S USE

NAME

TITLE

By _____ Deputy

26 AUG 27 PM 3 03

EXHIBIT "A"

15471

SUBJECT TO:

1. Restrictions as shown on the recorded plat.
2. Covenants, easements and restrictions imposed by instrument recorded September 3, 1976 in Book M-76 at page 13888.
3. Easement in favor of United States of America, recorded May 18, 1907 in Book 22 at page 479.
4. An easement in favor of California Oregon Power Company, recorded May 15, 1945 in Book 176 at page 284.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of _____ August _____
_____ A.D., 19 _____ 86 at _____ 3:03 o'clock _____ P _____ M., and duly recorded in Vol. _____ M86
of _____ Deeds _____ on Page _____ 15470
By Evelyn Biehn, _____ County Clerk

FEE \$14.00