

OK 67928

WARRANTY DEED—STATUTORY FORM
INDIVIDUAL GRANTOR

Vol m86 Page 20288

Edward L. Davis and Naomi R. Davis, husband and wife

conveys and warrants to Bobby R. Castle and Sandra V. Bidle, not as tenants in common, but with rights of survivorship

Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

Parcel 1: Lots 1 and 2, Block 5, EXCEPT the Westerly 10 feet of ORIGINAL TOWN OF BONANZA, in the County of Klamath, State of Oregon.

Parcel 2: The Easterly 100 feet of Lots 8, 9, and 10 and the West 10 feet of Lots 1 and 2, Block 5, ORIGINAL TOWN OF BONANZA, in the County of Klamath, State of Oregon.

The said property is free from encumbrances except (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

SEE REVERSE SIDE

The true consideration for this conveyance is \$75,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 28 day of October, 1986

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.

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on October 28 by Edward L. Davis and Naomi R. Davis, Husband and wife

(SEAL)

Notary Public for Oregon

My commission expires 3-22-89

WARRANTY DEED

Edward & Naomi Davis

Bobby Castle & Sandra Bidle

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

Sandra B.
Bobby R. Castle & Bidle
P.O. Box 343
Bonanza, OR 97623

NAME, ADDRESS, ZIP

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

Bobby R. Castle & Sandra V. Bidle
P.O. Box 343
Bonanza, OR 97623

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 1986, at o'clock M., and recorded in book/reel/volume No. on page or as fee/title/instrument/microfilm/reception No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

22 PH 7 NOV 86

EXCEPTION AS FOLLOWS:

1. Reservations, as set out in Deed from E. S. Terwillinger et ux., to Francis J. Browne, dated Nov. 24, 1902, recorded Nov. 29, 1902 in Vol. 15 at Pg. 113, Deed Records of Klamath County, Oregon.
2. An easement, dated March 15, 1977, recorded April 6, 1977, Bk. M-77, Pg. 5772, in favor of Town of Bonanza, (pt. Lots 2 & 9)
3. Well Agreement, including the terms and provisions thereof, dated March 26, 1969, recorded May 18, 1981 in Bl M-81 at Pg 8715, between Clyde W. Wooten et ux., and John R. McBride.
4. Subject to that trust deed wherein Edward L. Davis and Naomi R. Davis, husband and wife, are the grantors and Joyce McBride is the beneficiary and Aspen Title & Escrow is the trustee, which was in the original amount of \$75,000.00 plus interest and is now in the amount of \$73,000.00 plus interest, which trust deed is dated October 28, 1986, recorded in the Klamath County Records, a copy of which has been furnished to you and which you have heretofore assumed and agreed to pay according to the terms thereof.

SEE REVERSE SIDE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of _____ November _____ A.D., 19 86 at 1:22 o'clock P M., and duly recorded in Vol. M86
of _____ Deeds _____ on Page 20288

FEE \$14.00

Evelyn Biehn, County Clerk
By _____

Notary Public for Oregon
My commission expires _____
I certify that the within instrument was duly recorded for record in the office of the County Clerk of Klamath County, Oregon, on this _____ day of _____, 1986.
Notary Public

STATE OF OREGON
COUNTY OF KLAMATH
EDWARD L. DAVIS
NAOMI R. DAVIS
JOYCE M. DAVIS
TRUSTEES
ASPEN TITLE & ESCROW
1000 N. 10th St.
Medford, Oregon 97504
By _____
Notary Public
