

68946

0913213

30489

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

Vol. M86 Page 22365

HUGO A. MEJIA and KAREN D. MEJIA, as tenants in common
convey(s) to CHARLES C. CLARK and KATHRYN E. CLARK, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as: all that real property situated in the
Lot 9, Block 36, SIXTH ADDITION TO KLAMATH RIVER ACRES, in the County of Klamath,
State of Oregon.

SUBJECT TO:

1. Restrictions as shown on the recorded plat.
2. Well Agreement, recorded November 23, 1976 in Book M-76 at page 18916.
3. Subject to rules and regulations of Fire Patrol District.
4. Possible Supplemental 1986-87 Taxes.

86 DEC 4 PM 3 02

"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 DEPART-
MENT 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 PLAN-
NING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
THOSE AS SET FORTH 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 \$ 53,500.00. However, the actual con-
sideration 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 construing this deed and where the context so requires, the singular includes the plural.
IN WITNESS WHEREOF, the grantor has executed this instrument this 3rd day of December
19 86.

STATE OF OREGON, County of Klamath
On this the 3rd day of December, 19 86, ss.

Personally appeared the above named Hugo A. Mejia and Karen D. Mejia
instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Linda [Signature]
Notary Public for Oregon
My Commission Expires: 11/23/87

Hugo A. 7 Karen D. Mejia

GRANTOR'S NAME AND ADDRESS

Charles C. & Kathryn E. Clark

GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath 1st Fed
390 Main
Klamath, OR

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.

County of Klamath

I certify that the within instrument
was received for record on the 4th day
of December, 19 86,
at 3:02 o'clock P M., and recorded
in book/reel/volume No. M86 on
page 22365 or as document/fee/file/
instrument/microfilm No. 68946,
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$10.00

Evelyn Bieh n. County Clerk
NAME TITLE

By [Signature] Deputy