

(EO)
S-30632

69377

 **Aspen**
TITLE & ESCROW, INC. *186* Page **23201**
WARRANTY DEED (INDIVIDUAL)

MICHAEL L. RAUM and DEBRA C. RAUM, husband and wife
convey(s) to TJANA L. LEWIS, hereinafter called grantor,

County of Klamath, State of Oregon, described as:

Lot 16, Block 210, MILLS SECOND ADDITION, TO THE CITY OF KLAMATH FALLS,
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." *T.L.*

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 Those of record and those apparent on the land and existing loan in favor of Klamath First Federal Savings & Loan Assn, Which Grantor herein holds Grantee harmless therefrom 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 \$ 23,160.76 ~~the true and actual consideration consists of or includes other property or value given or promised which is the whole or 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 16 day of December, 19 86.

STATE OF OREGON, County of Klamath)ss.
On this 16 day of December, 19 86.

Personally appeared the above named Michael L. Raum and Debra C. Raum,
husband and wife
instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me: Andrea Handsaker
Notary Public for Oregon
My Commission Expires: 7-23-89

Michael L. Raum
Debra C. Raum
GRANTOR'S NAME AND ADDRESS
Tjana L. Lewis
GRANTEE'S NAME AND ADDRESS
After recording return to:
Tjana L. Lewis
1320 Markin Dr
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
NAME, ADDRESS, ZIP

STATE OF OREGON,
County of Klamath)ss.

I certify that the within instrument was received for record on the 16 day of December, 19 86, at 3:19 o'clock P M., and recorded in book/reel/volume No. M86 on page 23201 or as document/fee/file/instrument/microfilm No. 69377, 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