

69889

S-30674



Aspen

TITLE & ESCROW, INC.

WARRANTY DEED (INDIVIDUAL)

Vol. MSL Page 24169

BETTY J. THRASHER, also known as BETTY J. KIME, and ASA KENNETH KIME, with the right of survivorship and not as tenants in common, hereinafter called grantor, convey(s) to MARGARET MARY PRICE all that real property situated in the County of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

86 DEC 31 AM 10 20

"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 those set out in Exhibit "A" attached hereto

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 \$ 56,700.00 ~~however the actual consideration consists of other property or value given or promised which is the whole or part of the consideration which is deleted between symbols X not applicable See ORS 93.080~~

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 23 day of December, 19 86.

Asa Kenneth Kime
Betty J. Thrasher aka
Betty J. Kime

STATE OF OREGON, County of Klamath) ss.

On this 30 day of December, 19 86.

Personally appeared the above named Betty J. Thrasher aka Betty J. Kime and Asa Kenneth Kime and acknowledged the foregoing

instrument to be their voluntary act and deed.

Before me

Sandra Handsaker
Notary Public for Oregon

My Commission Expires: 7-23-89

Betty J. Thrasher aka Betty J. Kime
Asa Kenneth Kime

GRANTOR'S NAME AND ADDRESS

Margaret Mary Price

GRANTEE'S NAME AND ADDRESS

After recording return to:

Margaret Mary Price

HC 30, Box 89C.

Chiloquin, OR 97624

NAME, ADDRESS, ZIP

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

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.

By NAME TITLE
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

EXHIBIT "A"

24170

All that portion of
 Lot 9, Block 3, ALTAMONT ACRES, in the County of Klamath, State
 of Oregon, more particularly described as follows:

Beginning at a point on the East line of Altamont Drive 54.4 feet
 South of the Northwest corner of said Lot 9; thence running East at
 right angles to Altamont Drive, a distance of 221.9 feet; thence
 South parallel with Altamont Drive, a distance of 54.5 feet; thence
 West at right angles to Altamont Drive 221.9 feet; thence North along
 the East line of Altamont Drive 54.5 feet to the place of beginning.

SUBJECT TO:

1. Conditions, restrictions as shown on the recorded plat of Altamont Acres.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

NOTE: Property herein described has been exempt from payment of assessments per document recorded January 2, 1986, in Book M-86 at page 133.

3. Reservations in Deed from A. L. Wishard, and Erma M. Wishard, husband and wife, to C. L. Campbell and Lorene E. Campbell, as recorded on page 69 of Volume 71, Deed Records of Klamath County, Oregon.
4. 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 in Book M-83 at page 8062, and as per Ordinance No. 30, recorded May 30, 1986 in Book M-86 at page 9346.
5. Possible Supplemental Taxes

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ day
 of December A.D., 19 86 at 10:20 o'clock A M., and duly recorded in Vol. M86
 of Deeds on Page 24169.

FEE \$14.00

Evelyn Biehn, County Clerk
 By [Signature]