

70990

69821



#M30682 E/O

**Aspen**

TITLE & ESCROW, INC.

**WARRANTY DEED (INDIVIDUAL)**

Vol. M87 Page 1656

Vol. M86 Page 24036

WALTER B. BINGHAM and JEAN C. BINGHAM, husband and wife

convey(s) to KLAMATH ALUMINUM PRODUCTS, an Oregon Corporation, doing business as BASIN GLASS & ALUMINUM, hereinafter called grantor, all that real property situated in the

County of Klamath, State of Oregon, described as:

Lots 7, 8, 9 and 10, 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."

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 Reservations and restrictions of record and easements and rights of way of record and those apparent on the land 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 \$ 80,000.00. 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)

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 30th day of December, 19 86.

STATE OF OREGON, County of Klamath )ss.

On this the 30th day of December, 19 86.

Personally appeared the above named Walter B. Bingham and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Wardene T. Addington  
Notary Public for Oregon

My Commission Expires: 3-22-89

Walter B. & Jean C. Bingham

GRANTOR'S NAME AND ADDRESS

Klamath Aluminum Products

GRANTEE'S NAME AND ADDRESS

After recording return to:

Basin Glass & Aluminum

1317 E. Main

Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

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

Basin Glass & Aluminum

1317 E. Main

Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 30th day of December, 19 86, at 11:48 o'clock A M., and recorded in book/reel/volume No. M86 on page 24036 or as document/fee/file/instrument/microfilm No. 69821, 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

86 DEC 30 AM 11 48

28  
32  
243

53  
AM 9  
19 86

FEB 3

0231

JAN 11 1987

1657

STATE OF OREGON,

County of Klamath

SS.

FORM NO. 23 — ACKNOWLEDGMENT  
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 30th day of January, 1987,  
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within  
named Jean C. Bingham

known to me to be the identical individual described in and who executed the within instrument and  
acknowledged to me that she executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed  
my official seal the day and year last above written.

*Marlene P. Addington*  
Notary Public for Oregon.  
My Commission expires March 27, 1989

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request of \_\_\_\_\_  
of February A.D., 19 87 at 9:53 o'clock A.M., and duly recorded in Vol. M87  
of Deeds on Page 1656

FEE \$9.00

Evelyn Biehn, County Clerk  
By *Sam Smith*