



Aspen

TITLE & ESCROW, INC. Vol. 1881 Page 3736
WARRANTY DEED (INDIVIDUAL)

72123

ARTHUR L. HARRIS and VIRGINIA M. HARRIS, husband and wife

convey(s) to WILLIAM DOUGLAS MC CABE and LINDA MC CABE, husband and wife, hereinafter called grantor,

County of Klamath, State of Oregon, described as: all that real property situated in the

SEE ATTACHED EXHIBIT "A"

"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
SEE ATTACHED EXHIBIT "A"

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 \$ 211,215.00. 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 19 day of March, 19 87.

Arthur L. Harris

Virginia M. Harris P.O.A.

STATE OF OREGON, County of Klamath

On this the 19 day of March, 19 87.

Personally appeared the above named Arthur L. Harris individually and as power of attorney for Virginia M. Harris and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Darlene J. Truter
Notary Public for Oregon

My Commission Expires: 6-16-88

Arthur L. & Virginia M. Harris

GRANTOR'S NAME AND ADDRESS

William Douglas & Linda McCabe

GRANTEE'S NAME AND ADDRESS

After recording return to: A.F.C.

William Douglas & Linda McCabe

NAME, ADDRESS, ZIP

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

William Douglas & Linda McCabe

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____

ss.

I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book/roll/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.

NAME

TITLE

By _____

Deputy

EXHIBIT "A"

! 3737

A parcel of land situated in Lot 2, Block 3 of Tract 1080, WASHBURN PARK, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a 2" iron pipe on the West line of said Lot 2, from which the Northwest corner of said Lot 2 bears North 00° 03' 30" East 314.74 feet; thence North 00° 03' 30" East along said West line 112.50'; thence South 89° 56' 30" East, 400.00 feet to the East line of said Lot 2; thence South 00° 03' 30" West along said East line, 112.50 feet to a 2" iron pipe; thence North 89° 56' 30" West 400 feet to the point of beginning.

SUBJECT TO:

1. Conditions, restrictions as shown on the recorded plat.
2. Conditions and Restrictions in Deed recorded January 9, 1978 in Book M-78 at page 473.
3. Easement, recorded March 13, 1978 in Book M-78 at page 4725.
4. Easement, recorded August 19, 1983 in Book M-83 at page 13962.
5. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
6. Order Excluding Lands from Klamath Irrigation District, recorded March 5, 1973 in Book M-73 at page 2252.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ day
of March A.D., 19 87 at 3:08 o'clock P M., and duly recorded in Vol. M87
of _____ Deeds on Page 3736

FEE \$14.00

Evelyn Biehn, County Clerk
By [Signature]