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Aspen
 TITLE & ESCROW, INC.

Vol. 187 Page 11264**WARRANTY DEED (INDIVIDUAL)**

JANICE L. PARKS

convey(s) to JEFFREY R. LUCAS and KAY LUCAS, husband and wife, hereinafter called grantor,County of Klamath, State of Oregon, described as: all that real property situated in the

Lot 8, Block 15, Tract No. 1064, FIRST ADDITION TO GATEWOOD, 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 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 \$ 58,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole (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 17th day of June, 19 87.

Janice L. Parks

STATE OF OREGON, County of Klamath)ss.

June 26, 19 87.
 Personally appeared the above named JANICE L. PARKS

Instrument to be her voluntary act and deed. and acknowledged the foregoing

Before me: Shirley L. Addington
 Notary Public for Oregon
 My Commission Expires 3-22-89

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jeffrey R. & Kay Lucas
P.O. Box 1354
Klamath Falls, OR 97601
 NAME, ADDRESS, ZIP

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

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/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.

NAME

TITLE

By _____ Deputy

EXHIBIT "A"

11265

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
 2. Easement, including terms and provisions recorded on May 18, 1907 in Book 22 at page number 479.
 3. Easement, including the terms and provisions recorded on May 15, 1945 in Book 176 at page number 284.
 4. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of First Addition to Gateway.
 5. Covenants, easements and restrictions recorded on September 3, 1976 in Book M-76 at page number 13888.
 6. Mortgage, including the terms and provisions recorded on October 18, 1979 in Book M-79 at page number 24551.
- Assumption Agreement, including the terms and provisions recorded on February 4, 1987 in Book M-87 at page number 1838, which Mortgage the Grantees herein assume and agree to pay according to the terms contained therein.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Company the 26th day
 of June A.D. 19 87 at 4:32 o'clock P.M., and duly recorded in Vol. M87,
 of Deeds on Page 11264.

FEE \$14.00

Evelyn Biehn, County Clerk
 By *Pat Smith*