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#M-31175

Aspen

TITLE & ESCROW, INC.

Vol. 1281

Page

12141

WARRANTY DEED (INDIVIDUAL)

DUANE N. BURNHAM and GAYLE J. BURNHAM, who acquired title as:

convey(s) to FRED DEL PRINO and CHARLOTTE REBECCA DEL PRINO, husband and wife  
County of Klamath, State of Oregon, described as: all that real property situated in the

The W1N1SW1 of Section 11, Township 35 South, Range 9 East of the  
Willamette Meridian, 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 DEPART-  
MENT 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 PLAN-  
NING 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 \$20,000.00. However, the actual con-  
sideration 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 25th day of June  
19 87.

Nevada  
STATE OF OREGON, County of Washoe  
Klamath  
July 3, 19 87.

Personally appeared the above named DUANE N. BURNHAM and GAYLE J. BURNHAM,  
husband and wife  
Instrument to be their voluntary act and deed. and acknowledged the foregoing



CILIA MCATEE  
Notary Public - State of Nevada  
Appointment Recorded in Washoe County  
MY APPOINTMENT EXPIRES APRIL 15, 1991

Before me: Cilia McAttee  
Notary Public for Washoe Co, Nevada  
My Commission Expires: 4-16-91

GRANTOR'S NAME AND ADDRESS

GRANTOR'S NAME AND ADDRESS

After recording return to:

Grantee  
8063 B Lampson Ave  
Garden Grove CA 92641  
NAME, ADDRESS, ZIP

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

Grantee  
to 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"

1. The rights of the public in and to that portion of the above property lying within the limits of roads and highways.
2. Reservations contained in Land Status Report, recorded November 20, 1958 in Book 306 at page 504, Deed Records of Klamath County, Oregon.
3. Rights of Governmental bodies in and to any portion of the herein described property lying below mean high tide of the Sprague River.
4. Easement, including terms and provisions, recorded on January 9, 1981 in Book M-81 at page number 368.
5. Easement, including terms and provisions, recorded on August 6, 1984 in Book M-84 at page number 13531.
6. Subject to rules and regulations of Fire Patrol District.
7. As disclosed by the tax roll the premises herein described have been zoned or classified for farm use. At any time that said land is disqualified for such use, the property may be subject to additional taxes for penalties and interest.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Company the 10th day  
of July A.D. 19 87 at 8:53 o'clock A M., and duly recorded in Vol. M87  
of Deeds on Page 12141.

FEE \$14.00

Evelyn Biehn, County Clerk

By [Signature]