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Aspen
 TITLE & ESCROW, INC.
Vol. 181 Page 13828

S-31248

WARRANTY DEED (INDIVIDUAL)
KENNETH DALE COOMBE and DEBORAH D. COOMBE, husband and wife

 convey(s) to GOLDIE L. BARRETT, hereinafter called grantor,

 County of Klamath, State of Oregon, described as:

Lot 81, PLEASANT HOME TRACTS #2, 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 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 \$ 28,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration which relates between symbols in this application to 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 28 day of July, 19 87.

Kenneth Dale Coombe
 Kenneth Dale Coombe
Deborah D. Coombe
 Deborah D. Coombe

 STATE OF OREGON, County of Klamath

)ss.

 On this 31st day of July, 19 87.

 Personally appeared the above named Kenneth Dale Coombe and Deborah D. Coombe husband and wife

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

 Before me: Sandra Handsocher

 Notary Public for Oregon

 My Commission Expires: 7-23-89
Kenneth Dale Coombe
Deborah D. Coombe

GRANTOR'S NAME AND ADDRESS

Goldie L. Barrett

GRANTEE'S NAME AND ADDRESS

After recording return to:

Goldie L. Barrett
3710-A Bristol St.
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Goldie L. Barrett

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/freel/volume No. _____ on page _____ or as document/fel/file/instrument/microfilm No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

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SUBJECT TO:

1. Conditions, restrictions as shown on the recorded plat of Pleasant Home Tracts #2.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
3. 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.
4. Any improvement located upon the insured property, which constitutes a mobile home as defined by Chapter 801.340, Oregon Revised Statutes, is subject to registration and taxation as therein provided and as provided by Chapter 308, Oregon Revised Statutes.
5. Easements and restrictions, including the terms and provisions thereof, as shown in deed : January 13, 1942
Recorded : 144
Book : 103
Page : From Charles W. Miller, et ux., to H.E. Stevens, et ux.
As follows
6. Trust Deed, including the terms and provisions thereof to secure the amount noted below and other amounts secured thereunder, if any:
Grantor : Kenneth Dale Coombe and Deborah D. Coombe, husband and wife
Trustee : Aspen Title & Escrow, Inc.
Beneficiary : Gerald A. Sabin and Nancy L. Sabin, husband and wife and Kenard W. Morrow and Mabel L. Morrow, husband and wife all as tenants in common
Dated : September 28, 1984
Recorded : October 1, 1984
Book : M-84
Page: 16883 Amount: \$23,000.00
WHICH, said Trust Deed, the Grantor herein agrees to hold the Grantee harmless therefrom
7. Taxes for the year 1987-1988 are now a lien, but not yet payable.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Company the 3rd day
of August A.D. 19 87 at 3:06 o'clock P M., and duly recorded in Vol. M87
of Deeds on Page 13828
By Evelyn Biehn, County Clerk *[Signature]*

FEE \$14.00