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M 31336

Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. 187 Page 15344

WANITA WASHBURN and DARROLD E. OLSON

convey(s) to RONNIE HOPSONall that real property situated in the
County of Klamath, State of Oregon, described as:Lot 1, Block 11, KLAMATH LAKE ADDITION TO THE CITY OF KLAMATH FALLS, in the
County of Klamath, State of Oregon.

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Conditions, restrictions as shown on the recorded plat of Klamath Lake Addition.

"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
AS SET OUT ABOVE

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 \$ 16,000.00. However, the actual consideration consists of or includes other property or value given or promised which is ^{the whole} ~~part of the~~ 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 14th day of August,
19 87.

Wanita Washburn

Darold E. Olson by Wanita
Washburn atty in fact.

STATE OF OREGON, County of Klamath)ss.August 19, 1987.Personally appeared the above named WANITA WASHBURN and DARROLD E. OLSON

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

Before me:

Marlene L. Addington
Notary Public for Oregon
My Commission Expires: 3-22-89

Wanita Washburn
Darold E. Olson

GRANTOR'S NAME AND ADDRESS

Ronnie Hopson

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ronnie Hopson5146 Bristol AvenueKlamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

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 _____ 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

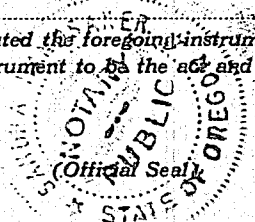
FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath

ss.

On this the 19th day of August, 1987, personally appeared
 Wanita Washburn
 who, being duly sworn (or affirmed), did say that she is the attorney in fact for Darrold E. Olson
 and
 that she executed the foregoing instrument by authority of and in behalf of said principal; and she acknowl-
 edged said instrument to be the act and deed of said principal.



My commission expires 7-23-89

Before me:

A handwritten signature in cursive script, appearing to read "Sandra Hendricks".

(Signature)

Notary Public for Oregon

(Title of Officer)

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

Aspen Title Company

on this 25th day of August A.D., 1987
 at 3:30 o'clock P. M. and duly recorded
 in Vol. M87 of Deeds Page 15344

Evelyn Biehn,

County Clerk

By

A handwritten signature in cursive script, appearing to read "Pam Smith".

Deputy.

Fee, \$14.00