

80351

#S31545

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Aspen

TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

BILL B. HARP and ROSELYN M. HARP

convey(s) to DONALD HALL and MATTHEW J. FLING, each as to an undivided 1/2 interest, hereinafter called grantor,
County of Klamath, State of Oregon, described as:

Lots 7A and 7B, Block 5, RAILROAD ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Conditions, restrictions as shown on the recorded plat.
2. Rights of Redemption out of Case #CV-86-621.

"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 AS SET FORTH HEREINABOVE

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 \$ 18,500.00. 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 19 day of October, 19 87.

STATE OF OREGON, County of Klamath) ss.
On this 19 day of October, 19 87.

Personally appeared the above named Bill B. Harp and Roselyn M. Harp and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for OregonMy Commission Expires: 7-23-89

Bill B. & Roselyn M. Harp

GRANTOR'S NAME AND ADDRESS

Donald Hall

GRANTEE'S NAME AND ADDRESS

After recording return to:

Donald Hall and Matthew J. Fling

450 Broad St

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Donald Hall and Matthew J. Fling

450 Broad Street

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 9th day of October, 19 87, at 4:24 o'clock P M., and recorded in book/reel/volume No. M87 on page 18464 or as document/fee/file/instrument/microfilm No. 80351, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By P. Smith Deputy

Fee: \$10.00