

80369

S#31302
Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol M87 Page 18496

R&T Trucking, composed of Ronald Kirkpatrick and Theodore Kirkpatrick, hereinafter called grantor, convey(s) to Darvin Robnett dba Robnett Construction all that real property situated in the County of Klamath, State of Oregon, described as:

From the NW corner of the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 27, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, East along North line of said NW $\frac{1}{4}$ of SW $\frac{1}{4}$ 330 feet to an iron pin; thence South and parallel to section line of said Section 27, 264 feet to an iron pin, the true point of beginning. Thence East and parallel with North line of NW $\frac{1}{4}$ of SW $\frac{1}{4}$, 198 feet to an iron pin; thence South and parallel with section line of said Section 27, 264 feet to an iron pin; thence West and parallel with North line of NW $\frac{1}{4}$ of SW $\frac{1}{4}$, 198 feet to an iron pin; thence North 264 feet to the true point of beginning.

"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

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 \$to clear title. 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 28 day of AUGUST, 19 87.

Ronald Kirkpatrick

STATE OF OREGON, County of DESCHUTES)ss.

AUGUST 28, 19 87.

Personally appeared the above named

RONALD KIRKPATRICK
THEODORE KIRKPATRICK

and acknowledged the foregoing

instrument to be HIS voluntary act and deed.

Before me:

Jan Pickett
Notary Public for OREGON
My Commission Expires: 3/6/90

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

ATE

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 12th day of October, 19 87, at 11:52 o'clock A M., and recorded in book/reel/volume No. M87 on page 18496 or as document/fee/file/instrument/microfilm No. 80369, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By

Pam Smith

Deputy

Fee: \$10.00