

81244

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

E. JAY WILKIE and MELVA J. WILKIE, husband and wife, hereinafter called grantor, convey(s) to JAMES A. CATHEY and M. SUE CATHEY, husband and wife all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 18, Block 5, FIRST ADDITION TO BLEY-WAS HEIGHTS, TRACT NO. 1102, 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 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 \$ 4,532.49. However, the actual consideration 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 23 day of October, 19 87.

E. Jay Wilkie

Melva J. Wilkie

STATE OF OREGON, County of LAKE ss.

On this 23 day of October, 19 87.

Personally appeared the above named E. Jay Wilkie and Melva J. Wilkie and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Belinda L. Dollard
Notary Public for Oregon
My Commission Expires: 5-15-88

E. Jay & Melva J. Wilkie

GRANTOR'S NAME AND ADDRESS

James A. & M. Sue Cathey

GRANTEE'S NAME AND ADDRESS

After recording return to:

James A. & M. Sue Cathey

PO Box 121

BLV OR 97622

NAME, ADDRESS, ZIP

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

James A. & M. Sue Cathey

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of LAKE ss.

I certify that the within instrument was received for record on the 23 day of October, 19 87, 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.

SPACE RESERVED
FOR
RECORDER'S USE

NAME TITLE
By Deputy

EXHIBIT "A"

SUBJECT TO:

1. Restrictions as shown on the recorded plat.
2. Regulations, including levies, liens, assessments, rights of way and easements of the Bley-Was Water District.
3. Subject to rules and regulations of Fire Patrol District.
4. Covenants, easements and restrictions, recorded June 13, 1974 in Book M-74 at page 7311, and amended by instrument recorded October 11, 1978 in Book M-78 at page 22681.
5. Covenants, easements and restrictions, recorded July 18, 1984 in Book M-84 at page 8744, and amended by instrument recorded October 11, 1978 in Book M-78 at page 22681.
6. Easement, recorded October 14, 1974 in Book M-74 at page 13390.
7. Rules, regulations, levies, liens and assessments of Bley-Was Heights Owners Association as disclosed by deed recorded December 9, 1976 in Book M-76 at page 19768.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Company the 5th day
of November A.D. 19 87 at 11:19 o'clock A M., and duly recorded in Vol. M87
of Deeds on Page 20070

FEE \$15.00

Evelyn Blehn, Am Smith County Clerk
By Am Smith