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#M31794



Aspen

Vol. 1788

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934

TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

PAUL C. SCHMIDT and WENDY M. SCHMIDT, husband and wife
convey(s) to THOMAS J. DELSANTO and MARGARET J. DELSANTO, husband and wife, hereinafter called grantor,
all that real property situated in the
County of Klamath, State of Oregon, described as:

Lot 6, Block 12, Tract No. 1064, FIRST ADDITION TO GATEWOOD, 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 DEPART-
MENT 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 PLAN-
NING 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 \$ 54,500.00. *However, the actual con-
sideration 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 13 day of January,
19 88.

Paul C. Schmidt
Wendy M. Schmidt

Michigan
STATE OF ~~OREGON~~, County of Isabella) ss.

On this 15 day of January, 19 88.

Personally appeared the above named Paul C. Schmidt and Wendy M. Schmidt,
instrument to be their voluntary act and deed.

Before me: Robert L. Wheeler
Notary Public for Isabella Co., Michigan
My Commission Expires: April 15, 1988

Paul C. & Wendy M. Schmidt
813 Southmoor Road
MOUNT PLEASANT MI 48858
GRANTOR'S NAME AND ADDRESS

Thomas J. & Margaret J. DelSanto

GRANTEE'S NAME AND ADDRESS

After recording return to:

Thomas J. & Margaret J. DelSanto
5482 Sherwood Drive
Klamath Falls OR 97603
NAME, ADDRESS, ZIP

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

Thomas J. & Margaret J. DelSanto
5482 Sherwood Drive
Klamath Falls OR 97603
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/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

By _____ TITLE _____
Deputy

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Regulations, including levies, assessments, water and irrigation rights and easements of Klamath Irrigation District.
3. Restrictions as shown on the recorded plat.
4. Covenants, easements and restrictions, recorded September 3, 1976 in Book M-76 at page 13888.
5. Easement, recorded May 18, 1907 in Book 22 at page 479.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow, Inc. the 19th day
of January A.D. 19 88 at 10:41 o'clock A M., and duly recorded in Vol. M88
of Deeds on Page 934.

FEE \$15.00

Evelyn Biehn, County Clerk
By Tom Smith