85174

-

5

LI HJ

**c**.:

## TITLE & ESCROW, INC.

ATC#C32063

ROBERT W. CHAMBERS and F. EARLENE CHAMBERS, husband and wife

, hereinafter called grantor, convey(s) to <u>ANDREW A. PATTERSON</u>, as to an undivided ½ interest; and WILLIAM R. ADDINGTON & <u>MARLENE T. ADDINGTON</u>, husband & wife, as to an undivided\*\*\_\_\_ all that real property situated in the County of <u>Klamath</u>, State of Oregon, described as: \*\*<sup>2</sup> interest

Lot 10, Block 7, Tract No. 1025, WINCHESTER, 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 STENING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPART-INFINIT TO VERIFY APPRICIED 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.

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 \_\_\_\_\_ day of \_\_\_\_\_March\_\_\_\_

19 <u>88</u>.

STATE OF OREGON, County of Washing Tin )ss On this 9th day of March \_, 19 \_88\_. Personally appeared the above named Robert W. Chambers and F. Earlene, Chambers and acknowledged the foregoing

Instrument to be \_\_\_\_\_\_ their \_\_\_\_ voluntary act and deed.

Before me: \_\_\_

Oregon Notary Public for -90 My Commission Expires: \_3-3

W.

M88 Pag

Robert W. & F. Earlene Chambers STATE OF OREGON, SS. County of GRANTOR'S NAME AND ADDRESS I certify that the within instrument was received for record on the . Andrew A. Patterson \_ day William R. & Marlene T. Addington . 19 of o'clock " \_M., and recorded at GRANTEE'S NAME AND ADDRESS In book/reel/volupre No. on SPACE RESERVED After menoding roturn be page \_ or as document/fee/file/ FOR ASPEN TITLE & ESCROW, INC instrument/microtilm No. RECORDER'S USE Record of Deeds of said county. Witness my hand and seal of County HAME ADDRESS ZIP attixed. d off itss of Andrew A. Patterson NAME TITLE 600 Main Street Klamath Falls, OR 9760 By Deputy

Ś

10 1

14

. 3498

## SUBJECT TO:

1. Restrictions as shown on the recorded plat.

2. Covenants, wasements and restrictions, recorded September 9, 1971 in Book M-71 at page 9617.

3. Regulations, including levies, liens, assessments, rights of way and easements of Klamath Irrigation District and of South Suburban Sanitary District.

4. Trust Deed in favor of First National Bank, recorded June 18, 1976 in Book M-76 at page 9111, which Grantee herein hereby assumes and agrees to pay and hold Grantor herein harmless therefrom.

5. Trust Deed, in favor of Transamerica Financial Services, recorded July 7, 1983 in Book M-83 at page 10782, which Grantee herein does not assume nor agree to pay. 6. Trust Deed in favor of Paddock Real Estate Co., recorded July 7, 1983 in Book M-83 at page 10784, which Grantee herein hereby assumes and agrees to pay and hold Grantor herein harmless therefrom.

## STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for rec	ord at request of March A.D.	Aspen Title & Escrow, Inc. 19 88 at 11:07 o'clock A.M., and du	the ly recorded in V	14th /ol. <u>M88</u> ~	day
····	of	Deeds on Page 3497 Evelyn Biehn, By		<u> </u>	6
FEE	\$15.00	Ву	Am	Imite	0