85381

SCROW, INC. WARRANTY DEED (INDIVIDUAL) S-32025 EMILY CEDARLEAF , hereinafter called grantor, DONALD N. CAUCHEY and BARBARA A. CAUCHEY, husband and wife convey(s) to ____ all that real property situated in the Klamath County of ___ __, Slate of Oregon, described as: Beginning at the most Southeasterly corner of Block 17 of FAIRVIEW ADDITION NO. 2, to the City of Klamath Falls; thence West on a line parallel to Upham Street and along the boundary line of Lot 6 of Block 17, 70 feet to the true point of beginning; thence due North across Lots 6 and 5 of said Block 17, 90 feet; thence due West and parallel to Uphan Street 40 feet to the intersection of the alley running North and South in Block 17; thence due South along said alley and parallel to Lakeview Avenue, a distance of 90 feet to the intersection of said alley and Upham Street; thence due East 40 feet and parellel to Uphan Street, being 40 feet by 90 feet off the Westerly end of Lots 5 and 6, Block17, FAIRVIEW ADDITION NO. 2 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 of Fairview Addition No. 2. "This instrument wall 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 went to versey 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 Begulations, including levies, liens and utility assessments of the City of Klamath Falls, 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 \$15,500.00 . THOMEVORY THE ODENIATIZARY NEEDED COORTED DE 2000 CONSIGNATION DE CONSIGN 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 _29_ day of _February 19 88. milly Emily Cedarleaf STATE OF OREGON, County of Marth)ss. On this 7114 day of March ____, 19 ____88_. Personally appeared the above named ______ Emily Cedarleaf and acknowledged the foregoing instrument to be <u>her</u> voluntary act and deed. Before me: Notary Public for My Commission Expires: Emily Cedarleaf STATE OF OREGON, SS. Klamath County of GRANTOR'S NAME AND ADDRESS I certify that the within instrument Donald N. Cauchey was received for record on the 18th day Barbara A. Cauchey ., 19 <u>88</u>. of_ March at 3:29_ o'clock P_M., and recorded GAANTEE'S NAME AND ADDRESS in book/reel/volume No. M88 SPACE RESERVED . on page _3865 or as document/fee/file/ FOR Donald N. Cauchey & Barbara A 921 Quiens Cauchev instrument/microfilm No. 85381 RECORDER'S USE Record of Deeds of said county. Klamath, Falls, OR 760 Witness my hand and seal of County affixed. il a change is requested all tax stat a shall be so Donald N. Caughey and Barbara A. Caughe Evelyn Bichn, County Clerk 921 Cours TILE By PAmstimit Klauath Falls OR 760 _ Deputy

spen

Fee: \$10.00

FORM 685-2.5M

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