



Aspen C 32378
WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:
MARGIE H. WOOD
1101 Merryman
Klamath Falls, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

WILLIAM L. BENBROOK and SUE A. BENBROOK, husband and wife
hereinafter called grantor, convey(s) to MARGIE H. WOOD,
hereinafter called grantee all that real property situated in
the County of Klamath, State of Oregon, described as:

Lot 91, MERRYMAN'S REPLAT OF VACATED PORTION OF OLD ORCHARD
MANOR, 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."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except 1) Conditions,
Restrictions as shown on the recorded plat. 2) Regulations,
including levies, liens and utility assessments of the City of
Klamath Falls. 3) Regulations, including levies, assessments,
water and irrigation rights and easements for ditches and
canals, of Klamath Irrigation District. 4) Declaration of
Conditions and Restrictions, recorded February 20, 1951 in Book
245 at page 361. 5) Application & Agreement for Exemption of
Payment of Assessments, recorded January 18, 1986 in Book M-86
at page 361. 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
\$41,500.00.

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 22 day of June 1988.

William L. Benbrook
WILLIAM L. BENBROOK

Sue A. Benbrook
SUE A. BENBROOK

STATE OF OREGON, County of Klamath) ss.

On 22 day of June, 1988,

personally appeared the above named WILLIAM L. BENBROOK and SUE
A. BENBROOK and acknowledged the foregoing instrument to be
their voluntary act and deed.

Before me: *Sandra Handsaker*
Notary Public for Oregon

My Commission Expires: 7-23-89

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 22 day
of June A.D., 1988 at 4:20 o'clock P. M., and duly recorded in Vol. M88
of Deeds on Page 9773.

FEE \$8.00

Evelyn Biehn County Clerk

By *Chulise Mustad*

JUN 22 1988 4 20