

SELL


Aspen
 TITLE & ESCROW, INC.

Aspen 32376

WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:

CLIFFORD M BENNETT

PATRICIA A. BENNETT

8716 McLaughlin Lane

Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX

STATEMENTS TO THE FOLLOWING ADDRESS:

SAME AS ABOVE

MURCH R. WHITE AND NANCY L. WHITE hereinafter called grantor, convey(s) to CLIFFORD M BENNETT AND PATRICIA A. BENNETT, husband and wife, hereinafter called Grantee all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 3, Block 36, of Tract No. 1084, SIXTH ADDITION TO KLAMATH RIVER ACRES, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of Sixth Addition to Klamath River Acres.

2. Easement, including the terms and provisions thereof.

For: Transmission and distribution of electricity over Sections 25 and 26 Township 39 South Range 7 East of the Willamette Meridian

Granted to: California Oregon Power Company

Recorded: November 16, 1956 Book: 288 Page: 72

3. Subject to rules and regulations of Fire Patrol District.

4. Mortgage, including the terms and provisions thereof to secure the amount noted below and other amount secured thereunder, if any: Mortgagor: William Howard Rinker Mortgagee: State of Oregon, represented and acting by the

Director of Veterans' Affairs

Dated: March 31, 1978

Recorded: April 3, 1978

Book: M-78

Page: 6352

Amount: 42,500.00

Assumption Agreement, including the terms and provisions thereof:

Executed by: Murch R. White and Nancy L. White

Recorded: July 27, 1984

Book: M-84 Page: 12768 Fee No. 39296

WHICH SAID MORTGAGE, THE GRANTEE HEREIN AGREES TO ASSUME AND PAY ACCORDING TO THE TERMS AND PROVISIONS CONTAINED THEREIN.

5. Mortgage including the terms and provisions thereof to secure the amount noted below and other amounts secured thereunder, if any:

Mortgagor: Murch R. White and Nancy L. White, husband and wife

Mortgagee: State of Oregon, represented and acting by the

Director of Veterans' Affairs

Dated: July 25, 1984

Recorded: July 27, 1984

Book: M-84 Pge: 12770 Fee No.: 39297 Amount: \$15,592.00

WHICH SAID MORTGAGE, THE GRANTEE HEREIN AGREES TO ASSUME AND PAY ACCORDING TO THE TERMS AND PROVISIONS CONTAINED THEREIN.

"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."

Continued on next page

JUL 18 AM 11 21

WARRANTY DEED - INDIVIDUAL
PAGE 2

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except those set out above. 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 \$52,461.95.

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 14th day of July, 1988.

Murch R. White
MURCH R. WHITE

Nancy L. White
NANCY L. WHITE

STATE OF OREGON, County of KLAMATH) ss.
JULY 15, 1988.

Personally appeared the above named MURCH R. WHITE AND NANCY L. WHITE and acknowledged the foregoing instrument to be their voluntary act and deed.
Before me: *Andrea Handwerker*
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.
of July A.D., 1988 at 11:21 o'clock A.M., and duly recorded in Vol. M88
of Deeds on Page 11326

FEE \$13.00

Evelyn Biehn County Clerk
By *Andrea Handwerker*

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 THE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Continued on next page