



## WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:

ALTON B. DAVIS

413 S. 9th St  
Klamath Falls, OR 97601UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVEFANNIE EVELYN HALL, FAYE LOUISE SPIKER, PATSY JOYCE DENSON,  
BONNIE MAY VALDEZ hereinafter called grantor, convey(s) to ALTON  
B. DAVIS, hereinafter called Grantee, all that real property  
situated in the County of KLAMATH, State of Oregon, described  
as:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of Canal Addition.
2. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
3. 1988-1989 taxes, a lien, not yet payable.

"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 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 \$25,000.00.

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 28th day of July, 1988.

Fannie Evelyn Hall  
FANNIE EVELYN HALL

Faye Louise Spiker by Fannie Evelyn Hall  
FAYE LOUISE SPIKER, by her attorney  
in fact, FANNIE EVELYN HALL

Patsy Joyce Denson by Fannie Evelyn Hall  
PATSY JOYCE DENSON, by her attorney  
in fact, FANNIE EVELYN HALL

Bonnie May Valdez by Fannie Evelyn Hall  
BONNIE MAY VALDEZ, by her attorney  
in fact, FANNIE EVELYN HALL

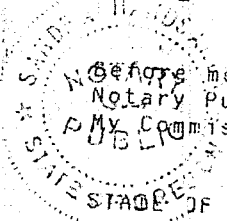
STATE OF OREGON, County of KLAMATH)ss.

July 29, 1988.

Personally appeared the above named FANNIE EVELYN HALL and acknowledged the foregoing instrument to be her voluntary act and deed.

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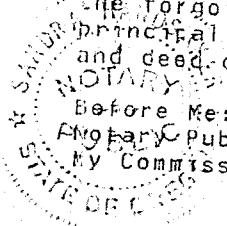


Before Me: Sandra Alandsaker  
Notary Public for OREGON  
My Commission Expires: 7-23-89

STATE OF OREGON, COUNTY OF KLAMATH) ss.

July 29, 1988.

Personally appeared FANNIE EVELYN HALL, who being duly sworn did say that she is the attorney in fact for FAYE LOUISE SPIKER and BONNIE MAY VALDEZ and PAUL SY JOYCE DENSON, and that she executed the foregoing instrument by authority of and in behalf of each principal; and she acknowledged said instrument to be the act and deed of said principals.



Before Me: Sandra Alandsaker  
Notary Public for Oregon  
My Commission Expires: 7-23-89

## EXHIBIT "A"

The Southerly 40 feet of Lots 4 and 5, Block 7, CANAL ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Beginning on the Northerly line of 9th Street at the Southeast corner of Lot 5, Block 7, CANAL ADDITION TO THE CITY OF KLAMATH FALLS, OREGON; thence Northeast along the Northwest line of alley 45.6 feet, more or less, to the most Easterly corner of Lot 4; thence in a Northwest direction along the lot lines between Lots 3 and 4, Block 7, 40 feet; thence in a Southwest direction along a line which is parallel and 40 feet distant from the Northwest line of aforementioned alley to its intersection with the Northerly line of 9th Street; thence in a Southeast direction along the North line of 9th Street to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co.  
 of July A.D., 1988 at 4:19 o'clock P. M., and duly recorded in Vol. M88  
 of Deeds on Page 12223  
 Evelyn Biehn County Clerk  
 By Pauline Muskinolore

FEE \$18.00