



Aspen #03032547

WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:
LAVINA H. FILLION

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

GENE A. CHAPMAN and ALMA J. CHAPMAN, husband and wife
hereinafter called grantor, convey(s) to LAVINA H. FILLION
hereinafter called grantee all that real property situated in
the County of Klamath, State of Oregon, described as:

The North 50 feet of the South 62 feet of Lot 20, BAILEY TRACTS,
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 FEEL 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) 1988-89 taxes, a
lien not payable. 2) Conditions, Restrictions as shown on the
recorded plat. 3) Regulations, including levies, liens,
assessments, rights of way and easements of Enterprise
Irrigation District and of South Suburban Sanitary District. 4)
Reservations in Deed recorded September 10, 1936 in Book 107 at
page 194. 5) Trust Deed, recorded November 9, 1982 in Book M-82
at page 14962, which grantee herein does not assume nor agree to
pay.

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
\$20,000.00.

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 4th day of August 1988.

Gene A. Chapman
GENE A. CHAPMAN

Alma J. Chapman
ALMA J. CHAPMAN

STATE OF OREGON, County of Klamath)ss.

On this 12th day of August, 1988,

Personally appeared the above named GENE A. CHAPMAN and ALMA J. CHAPMAN and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me: Barlene T. Addington
Notary Public for Oregon
My Commission Expires: 3-22-89

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 12th day
of Aug. A.D. 1988 at 4:17 o'clock P.M., and duly recorded in Vol. M88
of Deeds on Page 13072

FEE \$8.00

Evelyn Biehn County Clerk
By Barlene T. Addington

Return A.T.C.

208 AUG 12 PM 4 17

