

92466

WARRANTY DEED

(Statutory Form)

Vol m88 Page 16989

GRANTOR: RANDOLPH A. ALLEN AND JUDY E. ALLEN

CONVEYS AND WARRANTS TO

GRANTEE: GARTH R. DeGARLAIS and CATHY M. DeGARLAIS, husband and wife

the following described real property free of encumbrances except as specifically set forth herein:

Lot 7 in Block 2 of Crescent Meadows, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Taxes for 1988-89 are now a lien but not yet payable.
2. Reservations and restrictions in the dedication of Crescent Meadows, as follows: "...further providing that minimum building line setback from State Highway 429 shall not be less than 70 feet from center line. We do also dedicate all utility easements as shown hereon for said purposes forever.
3. Declaration of Covenants and restrictions, including the terms and provisions thereof, recorded October 20, 1970, in Volume M70, Page 9343, Deed Records of Klamath County, 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 appropriate city or county planning department to verify approved uses.

The true and actual consideration for this transfer is \$ 20,000.00
If grantor is a corporation, this has been signed by authority of the Board of Directors, with the seal of said corporation affixed.

DATED: October 04, 1988

GRANTOR:

Randolph A. Allen
Randolph A. Allen

Judy E. Allen
Judy E. Allen

Until a change is requested, all tax statements shall be sent to the following address:
32633 Saginaw west, Cottage Grove, OR 97424

STATE OF OREGON, County of Lane

Date: October 4, 1988

Personally appeared the above named
Randolph A. Allen &
Judy E. Allen

and acknowledged the foregoing instrument to be
their voluntary act and deed. Before me:

[Signature]
Notary Public for Oregon
My commission expires: 8-21-89

State of Oregon, County of

Date:

Personally appeared

sworn, stated that he is the

corporation and that the seal affixed hereto is its seal and that this instrument was
voluntarily signed and sealed in behalf of the corporation by authority of its Board of
Directors. Before me:

Notary Public for Oregon

My commission expires:

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Key Title 29-2519-1t
190 E. 11th
Eugene, OR 97401

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

Fee \$8.00

STATE OF OREGON, County of Klamath ss.

I certify that the within instrument was re-
ceived for record on the 10th day of
Oct. 1988 at 2:35 o'clock

P.M. and recorded in book M88 on page 16989

Witness my hand and seal of County affixed.

Evelyn Biehn

COUNTY CLERK

By Pauline Muelenbale

DEPUTY.