



#01032789

Aspen
 TITLE & ESCROW, INC.

WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:

 ARTHUR WHELCHER
 KATHERINE WHELCHER
c/o 1920 WordenKlamath Falls, OR 97601
 UNTIL A CHANGE IS REQUESTED ALL TAX
 STATEMENTS TO THE FOLLOWING ADDRESS:
 SAME AS ABOVE

 RICHARD L. BERGERON hereinafter called grantor, convey(s) to
 ARTHUR WHELCHER and KATHERINE WHELCHER, husband and wife
 hereinafter called grantee, all that real property situated in
 the County of Klamath, State of Oregon, described as:

 Lots 5 and 6, Block 24, SECOND ADDITION TO THE CITY OF KLAMATH
 FALLS, 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) 1988-89 taxes, a
 lien payable, but not yet due. 2) Regulations, including levies,
 liens and utility assessments of the City of Klamath Falls. 3)
 Conditions, Restrictions as shown on the recorded plat.

 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 Love and
 Affection.

 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 25th day of October 1988.

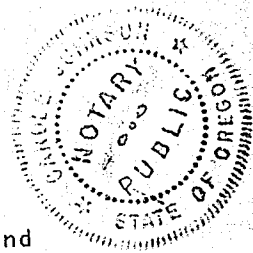
RICHARD L. BERGERON

STATE OF OREGON, County of Klamath)ss.

On this 25th day of October, 1988,
 Personally appeared the above named RICHARD L. BERGERON and
 acknowledged the foregoing instrument to be his voluntary act
 and deed.

Before me:

Notary Public for Oregon

My Commission Expires: 1-15-90

STATE OF OREGON: COUNTY OF KLAMATH: ss.

 Filed for record at request of Aspen Title Co. the 28th day
 of Oct. A.D., 19 88 at 11:20 o'clock A.M., and duly recorded in Vol. M88
 of Deeds on Page 18251.

Evelyn Biehn

County Clerk

By

Caroline Mullender

FEE \$3.00

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