

**Aspen**
TITLE & ESCROW, INC.

WARRANTY DEED - INDIVIDUAL 8801, 12, 1988, 709

Aspen 32921

AFTER RECORDING RETURN TO: JULIO GONZALES
JOANN GONZALES
5201 Miller Ave
Klamath Falls, OR 97603UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEFRANCIS P. NICOLAS hereinafter called grantor, convey(s) to
JULIO GONZALES AND JOANN GONZALES, HUSBAND AND WIFE, hereinafter
called Grantee, all that real property situated in the County
of KLAMATH, State of Oregon, described as:Tract 111 of PLEASANT HOME TRACTS NO. 2, in the County of
Klamath, State of Oregon.

SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of
Pleasant Home Tracts No. 2.
2. Regulations, including levies, assessments, water and
irrigation rights and easements for ditches and canals of
Enterprise Irrigation District.
3. Regulations, including levies, liens, assessments, rights of
way and easements of the South Suburban Sanitary District, and
as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at
page 8062 and as per Ordinance No. 30, recorded May 30, 1986 in
Book M-86 at page 9346 and as per Ordinance No. 31, recorded
January 6, 1988 in Book M-88 at page 207.
4. Reservation contained in Deed:
Dated: June 16, 1943
Recorded: June 16, 1943 Book: 156 Page: 143

"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
\$20,736.12.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 7th day of December, 1988.
FRANCIS P. NICOLAS

STATE OF OREGON, County of KLAMATH)ss.

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WARRANTY DEED - INDIVIDUAL
PAGE 2

December 15, 1988.

Personally appeared the above named FRANCIS P. NICOLAS and
acknowledged the foregoing instrument to be his voluntary act
and deed.



Notary Public for Oregon
My Commission Expires: 7-23-89

of (s) revocable, irrevocable, or otherwise, convey (s) to
JOHN CONNOR and JOAN CONNOR, HUSBAND AND WIFE, hereinafter
called Grantees, all that certain property situated in the County
of Klamath, State of Oregon, described as:

Tract of 10.00 Acres, more or less, known as the
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Tract of 10.00 Acres, more or less, known as the

STATE OF OREGON: COUNTY OF KLAMATH: ss. the 15th day

Filed for record at request of Aspen Title Co. the 15th day
of Dec. A.D. 1988 at 3:21 o'clock PM., and duly recorded in Vol. M88
of Deeds on Page 21343
By Evelyn Biehn County Clerk

FEE \$13.00

THIS INSTRUMENT IS A WARRANTY DEED, and the Grantee
hereby warrants to the Grantor that the property described in
this instrument is free of all encumbrances, except those set out above,
and that the Grantee has the right to use the property described in
this instrument for the purpose stated in the instrument.

and covered by the Grantor, and the Grantee warrants to the Grantor
that the property described in this instrument is free of all encumbrances,
except those set out above, and that the Grantee has the right to use
the property described in this instrument for the purpose stated in the
instrument.

the true and correct copy of this instrument is
being furnished to the County of Klamath, State of Oregon, for
recording, and the Grantee warrants to the Grantor that the property
described in this instrument is free of all encumbrances, except those
set out above, and that the Grantee has the right to use the property
described in this instrument for the purpose stated in the instrument.

IN WITNESS WHEREOF, the Grantee has executed this instrument
on the 15th day of December, 1988.

FRANCIS P. NICOLAS

STATE OF OREGON: COUNTY OF KLAMATH: ss.
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