



KLAMATH COUNTY TITLE COMPANY

K-41258

STATUTORY WARRANTY DEED

(Individual or Corporation)

KATRINA M. BROWN who took title
as KATRINA M. LOFFER AND DAN P. BROWN

, Grantor.

conveys and warrants to BRIAN MUELLER

, Grantee.

the following described real property in the County of KLAMATH and State of Oregon.

The West 82 feet of Lot 2 in Block 31 of Hillside Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Trust Deed, including the terms and provisions thereof, recorded October 12, 1978, in Volume M78 page 22834, Mortgage Records of Klamath County, Oregon, in favor of United States National Bank of Oregon, which Trust Deed Grantor herein agrees to assume and pay according to the terms and provisions contained therein.
2. Easements and rights of way of record and apparent on the land.

This property is free of liens and encumbrances, EXCEPT:

AS SET FORTH HEREINABOVE

The true consideration for this conveyance is \$ 16,589.38 (Here comply with the requirements of ORS 93.030*).

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 27th day of March 19 89 If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Katrina M. Brown
KATRINA M. ~~LOFFER~~ BROWN

Dan P. Brown
DAN P. BROWN

STATE OF OREGON, County of Klamath ss.
The foregoing instrument was acknowledged before me
this 24th day of March 19 89
by Katrina M. Brown & Dan P. Brown

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of _____ ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and
by _____
of _____
a corporation, on behalf of the corporation.

Debra Buckingham
Notary Public for Oregon
My commission expires: 12-19-92

After recording return to:
Brian Mueller
1435 Johnson St.
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

Same as Above

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Klamath County Title Co.
on this 28th day of March A.D., 19 89
at 11:36 o'clock A.M. and duly recorded
in Vol. M89 of Deeds Page 5152
Evelyn Biehn
By Pauline Mulenbore
County Clerk Deputy.

Fee, \$8.00

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