



Aspen 33233

## WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:  
 Mabel L. O'Brien  
 5841 Fairbairn Drive  
 North Highlands, CA 95660

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

MICHAEL J. PELLEGRINO AND LAURIE F. PELLEGRINO, husband and wife  
 hereinafter called grantor, convey(s) to MABEL L. O'BRIEN  
 hereinafter called Grantee all that real property situated in  
 the County of KLAMATH, State of Oregon, described as:

Lot 3, Block 10, KLAMATH LAKE ADDITION TO THE CITY OF KLAMATH  
 FALLS, in the County of Klamath, State of Oregon.

## SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of  
 Klamath Lake Addition to the City of Klamath Falls.

2. This property lies within the proposed North Suburban  
 Sanitary Sewer Project. Preliminary Assessments are \$676.84.

"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  
 \$6,800.00.

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 23rd day of March, 1989.

Michael J. Pellegrino  
 MICHAEL J. PELLEGRINO

Laurie F. Pellegrino  
 LAURIE F. PELLEGRINO

STATE OF OREGON, County of KLAMATH)ss.

March 29, 1989.

Personally appeared the above named MICHAEL J. PELLEGRINO AND  
 LAURIE F. PELLEGRINO and acknowledged the foregoing instrument  
 to be their voluntary act and deed.

Notary Public for OREGON  
Andrea Handsaker  
 My Commission Expires: 7-23-89

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 30th day  
 of March A.D., 19 89 at 11:04 o'clock A.M., and duly recorded in Vol. M89  
 of Deeds on Page 5316

Evelyn Biehn .County Clerk

FEE \$8.00

By Andrea Handsaker

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