



Aspen
TITLE & ESCROW, INC.

WARRANTY DEED - INDIVIDUAL

Aspen 33232

AFTER RECORDING RETURN TO:
RAMON V. CAWSEY
PAMELA A. CAWSEY
23777 Mulholland Hwy. #83
Calabasas, CA 91302

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

EDWARD R. ARNOLD and MARY ANN ARNOLD, husband and wife
hereinafter called grantor, convey(s) to RAMON V. CAWSEY and
PAMELA A. CAWSEY, husband and wife, hereinafter called Grantee
all that real property situated in the County of KLAMATH, State
of Oregon, described as:

Lot 21, Block 65, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT,
PLAT NO. 3, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Subject to rules and regulations of Fire Patrol District.
2. Conditions, Restrictions as shown on the recorded plat of
Klamath Falls Forest Estates Highway 66 Unit, Plat no. 3.
3. Declaration of Conditions and Restrictions, but omitting any
restrictions based on race, color, religion or national origin
appearing of record:

Recorded: June 24, 1965 Book: 362 Page: 400

Said Covenants, Conditions and Restrictions set forth above
contain, amount other things, levies and assessments of Highway
66 Unit 3 Road Maintenance Association.

4. Reservation, including the terms and provisions thereof:
Recorded: June 11, 1936 Book: 106 Page: 459
which cites in part as follows: "...all the oil, gas, and
minerals on, in and under said lands, with the right at all
times to enter into and upon the same to explore therefore and
to bore wells and make excavations and remove all oils and
minerals found thereon and therein with rights of way for pipe
lines."

"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
\$5,700.00.

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.

Continued on next page

APR 3 1989

WARRANTY DEED - INDIVIDUAL
PAGE 2

5568

Edward R. Arnold
EDWARD R. ARNOLD

Mary Ann Arnold
MARY ANN ARNOLD

STATE OF OREGON, County of KLAMATH)ss.
April
March 14, 1989.

Personally appeared the above named EDWARD R. ARNOLD and MARY ANN ARNOLD and acknowledged the foregoing instrument to be their voluntary act and deed.

PUBLIC

Before me: Andrea Handsaker

Notary Public for OREGON

My Commission Expires: 7-23-89

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co.
of April A.D., 19 89 at 3:44 o'clock P.M., and duly recorded in Vol. M89
of Deeds on Page 5567.

FEE \$13.00

Evelyn Biehn, County Clerk

By Pauline Mickelson