

1969

Loan #0:00942614

ATC #196

Vol. m89 Page 11521

Aspen

TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

THOMAS W. POORE and DOROTHY F. POORE, husband and wife
convey(s) to TODD MONTGOMERY, hereinafter called grantor,
County of Klamath, State of Oregon, described as:

Lots 3, 4 and 5, Block 23, Tract 1005, FOURTH ADDITION KLAMATH RIVER ACRES, IN THE County of Klamath, State of Oregon.

SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of Fourth Addition Klamath River Acres.
2. Subject to rules and regulations of Fire Patrol District.
3. This property lies within and is subject to the levies and assessments of the Klamath River Acres Road District.

"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."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER 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

See 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 \$ 90,000.00. However, the actual consideration consists of or includes other property or value given or promised which is ^{the whole} _{part of the} consideration (Indicate which) (Delete between symbols; if not applicable. See ORS 93.030)

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 27th day of June, 19 89.

Thomas W. Poore
Thomas W. Poore
Dorothy F. Poore
Dorothy F. Poore

STATE OF OREGON, County of Klamath)ss.

June, 1989, 19 89.

Personally appeared the above named Thomas W. Poore and Dorothy F. Poore and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Judith L. Morgado
Notary Public for State of Oregon
My Commission Expires: 8-31-91

Thomas W. & Dorothy Poore
c/o KFF

GRANTOR'S NAME AND ADDRESS

Todd Montgomery

17707 Freight Road Lane

Keno, Oregon 97627

GRANTEE'S NAME AND ADDRESS

After recording return to:

KLAMATH FIRST FEDERAL S&LA

2943 SOUTH SIXTH STREET

KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

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

KLAMATH FIRST FEDERAL S&LA

2943 SOUTH SIXTH STREET

KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 27th day of June, 19 89, at 3:45 o'clock P. M., and recorded in book/reel/volume No. M89 on page 11521 or as document/fee/file/instrument/microfilm No. 1969, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

Deanne Mendenhall Deputy

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$8.00

FORM 685-25M

89 JUN 27 PM 3 45