



3031

Vol. m89 Page 13629#01033579  
WARRANTY DEED

AFTER RECORDING RETURN TO:  
R. KEITH BRANDON  
P.O. Box 226  
Riverside, CA. 92502

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

HARVOL W. DOWN and KAREN S. DOWN, husband and wife hereinafter  
called GRANTOR(S), convey(s) to R. KEITH BRANDON, hereinafter  
called GRANTEE(S), all that real property situated in the County  
of Klamath, State of Oregon, described as:

Lots 18 and 19 in Block 4, WEST KLAMATH FALLS, FORMERLY WEST  
LINKVILLE, in the County of Klamath, State of Oregon.

"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:

1. Taxes for the fiscal year 1989-'90, a lien not yet payable.
2. Conditions and restrictions as shown on the recorded plat  
of West Klamath Falls, formerly West Linkville.
3. Regulations, including levies, liens and utility assessments  
of the City of Klamath Falls.

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  
\$55,000.00.

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 20th day of July, 1989.

Harvol W. Down  
HARVOL W. DOWN

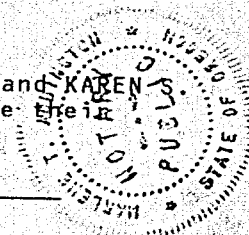
Karen S. Down  
KAREN S. DOWN

STATE OF OREGON, County of Klamath)ss.

July 26, 1989.

Personally appeared the above named HARVOL W. DOWN and KAREN  
DOWN and acknowledged the foregoing instrument to be their  
voluntary act and deed.

Before me: W. Darlene P. Addington  
Notary Public for Oregon  
My Commission Expires: March 22, 1993.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 26th day  
of July A.D., 19 89 at 11:16 o'clock A.M., and duly recorded in Vol. M89  
of Deeds on Page 13629.

FEE \$8.00

Evelyn Biehn .County Clerk  
By Darlene Muehlenberg

1989 JUL 26 AM 11 16