



## WARRANTY DEED

ATC # 01033568

AFTER RECORDING RETURN TO:  
 PHILIP H. ZALESKY  
 LAURA L. ZALESKY  
 2433 DELCAMPO DRIVE  
 EVERETT, WA 98209

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

DONALD KNERR hereinafter called GRANTOR(S),  
 convey(s) to PHILIP H. ZALESKY AND LAURA L. ZALESKY, HUSBAND AND  
 WIFE hereinafter called GRANTEE(S), all that real property  
 situated in the County of KLAMATH, State of Oregon, described  
 as:

Lot 4, SPORTSMAN PARK, in the County of Klamath, State of  
 Oregon.

CODE 8 MAP 3506-3CB TL 8800

"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  
 year 1989-90 are now a lien but not yet payable. 2) Subject to  
 rules and regulations of Fire Patrol District. 3) Conditions,  
 Restrictions as shown on the recorded plat of Sportsman Park.  
 4) Conditions and Restrictions in Deed recorded March 21, 1974  
 in Book M-74 Page 3637. 5) Agreement with California Oregon  
 Power Company recorded February 15, 1924 in Book 63 at Page 459.  
 6) Agreement, dated October 27, 1952, recorded December 19,  
 1952, in Book 258 at Page 290, concerning the hunting of  
 migrating birds.

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  
 \$5,000.00.

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 7th day of August 1989.

X Donald Knerr  
 DONALD KNERR

STATE OF Washington, County of Kitsap ss.

14, 1989

Personally appeared the above named DONALD KNERR and  
 acknowledged the foregoing instrument to be his voluntary act  
 and deed.

Before Robert W. Auer  
 Notary Public for Washington  
 My Commission Expires: 08-17-92

'89 AUG 19 PM 3 51

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 16th day  
of Aug. A.D., 19 89 at 3:51 o'clock P.M., and duly recorded in Vol. M89,  
of Deeds on Page 15228.

FEE \$13.00

Evelyn Biehn County Clerk

By Patricia M. Anderson