

6646



Aspen

TITLE & ESCROW, INC.

Vol. m89 Page 19933

WARRANTY DEED (INDIVIDUAL)

CLYDE A. HALSTEAD and PEGGY V. HALSTEAD, husband and wife
 convey(s) to ALAN J. PETERSEN and KATHY L. KIRKHAM, husband and wife, hereinafter called grantor,
 all that real property situated in the
 County of Klamath, State of Oregon, described as:

Lot 21, Block 19, SECOND ADDITION TO KLAMATH RIVER ACRES OF OREGON, LTD.,
 in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of Second Addition to Klamath River Acres.
2. Subject to rules and regulations of Fire Patrol 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 \$ 68,750.00. 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 19th day of OCTOBER,
 19 89.

STATE OF OREGON, County of Klamath, ss.

OCTOBER 19, 19 89.

Personally appeared the above named Clyde A. Halstead and Peggy V. Halstead
Alan J. Petersen and Kathy L. Kirkham and acknowledged the foregoing
 instrument to be their voluntary act and deed.

Before me:

Daniel O. Chandler
 Notary Public for Oregon

My Commission Expires: 7-6-90

Clyde A. and Peggy V. Halstead

GRANTOR'S NAME AND ADDRESS

Alan J. Petersen & Kathy L. Kirkham

9909 Ben Kerns Rd.

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal S&L

540 Main St.

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 19th day of Oct., 19 89.

at 11:12 o'clock A M., and recorded

in book/reel/volume No. M89 on

page 19933 or as document/fee/file/

instrument/microfilm No. 6646,

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Rochelle M. Mulholland Deputy

Fee \$8.00

12 11 10 9 8 7 6 5 4 3 2 1