



Vol. <u>m89</u> Page 2203

SCROW, INC WARRANTY DEED (INDIVIDUAL)

MARTIN MONTI and VIOLET M. MONTI, husband and wife , hereinafter called grantor, SCOTT S. BRAINARD and DEBORAH L. BRAINARD, husband and wife convey(s) to ____ all that real property situated in the County of _ Klamath ___, State of Oregon, described as: Lot 19, Block 26, FOURTH ADDITION TO 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 to Klamath River Acres. Subject to rules and regulations of Fire Patrol District. 2. This property lies within and is subject to the levies and 3. assessments of the Klanath River Acres Road District. 4. Agreement, including the terms and provisions thereof, regarding well agreement between Violet & Martin Monti, Martin I. & Janet Monti and James & Debra Month, recorded April 24, 1985 in Book M-85 at Page 5960. "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 A QUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPART MENT TO VERIFY APPROVED USES." THIS INSTRUMENT DOES NOT GUAFANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLAN-NING 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 \$ 65,500.00 . . 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 WHEFIEOF, the grantor has executed this instrument this 14th day of ______ November 19 89 영국 비원 공기가 Martin let mail ~ Violet M. Monti by Martin Monei her STATE OF OREGON, County of ____Klamith attorney in fact)ss. Her attor Novmeber 14 _, 19_89_. Fersonally, appeared the above named <u>Martin Monti</u> instrument to be and acknowledged the foregoing his voluntary act and deed. C Q 5 w or Before me: era A 40.30 1.0 22 AND AND Notary Public for ST ð. A ଚ୍ଚ My Commission Expires: Martin & Wiölet M. Monti STATE OF OREGON, c/o KFF County of GRANTOR'S NAME AND ADDRESS certify that the within instrument Scott S. & Deborah L. Brainard was received for record on the day 17922 Freight Road Lane of _____, 19 Keno, Oregon 97627 GRANTEE'S NAME AND ADDRESS at o'clock _ M., and recorded After recording return to: SPACE RESERVED in book/reel/volume No., on FOR page or as document/fee/file/ KLAMATH FIRST FEDERAL S&LA RECORDER'S USE instrument/microfilm No. 2943 SOUTH SIXTH STREET Record of Deeds of said county. KLAMATH FALLS, OREGON 97603 Witness my hand and seal of County Until a char ge is requested all tax statements shall be sent to the 'cilor fing address. affixed. KLAMATH FIRST FEDERAL S&LA 2943 SOUTH SIXTH STREET TLE KLAMATH FALLS: OREGON 97603

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