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#01034723 WARRANTY DEED

AFTER RECORDING RETURN TO: ROBERT L. WOODBURY NANCY M. WOODBURY 1321 Barnett Road Ramona, CA. 92065

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

ROBERT LETFORD and MARIE SALLEY LETFORD, husband and wife hereinafter called GRANTOR(S), convey(S) to ROBERT L. WOODBURY and NANCY M. WOODBURY, husband and wife hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lots 4 and 5, Block 1, KLAMATH RIVER SPORTSMAN'S ESTATES, in the County of Klamath, State of Oregon.

Code 52, Map 4008-17BD, TL 1100

"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) Subject to rules and regulations of Fire Patrol District. 2) Conditions and Restrictions as shown on the recorded plat of Klamath River Sportsman's Estates. 3) Declaration of Conditions and Restrictions, but omitting any restrictions based on race, color, religion or national origin, recorded May 6, 1968 in Book M-68, page 4084.,

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 \$20.000.00.

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 2nd day of January, 1990.

£. ober ROBERT LETFORD

1A re MARIE SALLEY LETFORD

STATE OF California , County of Contra Costa )ss.

January 5th , 1990.

Personally appeared the above named ROBERT LETFORD and MARIE SALLEY LETFORD and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: L. Eakin Acadum Notary Public for Contra Costa County State of California My Commission Expires: October 19, 1990



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Filed for record at request of \_ Aspen Title Co. A.D., 19 90 at 11:43 o'clock A.M., and duly recorded in Vol. M90 of \_\_\_\_ <u> Jan.</u> 10th \_\_\_ dav of \_\_\_\_ \_\_\_\_\_ on Page \_\_\_\_\_590\_ FEE \$33.00 Evelyn Biehn County Clerk By Osuluse Mullenstare and the second second second ar caaraosad v saadst san ar asu ablus die 1978 (steusters diess LASTENSES ATTERNET ATTERNET ALLOW USE OF THE PROPER Y DESCRIBED IN LASTENSES TO VIEW OF APPLICABLE LAND, USE CANS AND LUNATION SETURE STENTED OF ACCEPTINE TAIS IRSTRUMENT, TH HESSA AND SETURE STENTED OF ACCEPTINE VERARINE SHOULD CHECK WITH TAE HESSA AND SECURITY PLANNING DEPARTEENT TO VERIES and the state of the badinates evolu en lo nonwo and as round the shore described anige of the strange exception () subject of the strange of the solution of the strange of the solution of the strange of the solution of the solution of the solution of the solution. Dat endificado (En corritors fortes dati la socritica da correta di estata beccasar ede an arore en margari incorre bui encorrigado fo correta en arore en margari incorr socritica correta endigativado en persitente de teres en correta endigativado en persitente de correta en Yan one moared fig gandaga and unated but matters and •9906s meetic es sacors and and at a final at an internation and norther enternation international 1 a diga kata eri veriyet belixerios onn unels bus best firm antis teris ni Jummunioni zini buluzexe sad koinsig sar juatini jila ku il ે. MARINERALDEVILEYED Blank one USORIBI IRBOUR Seese Souds whe between Sod on Insaurish Contage of Sol Greening brains n ter tala kering talam an din berkering terhering MARAN MOTARY PUBLIC MOTARY PUBLIC In Demander Control Deman