

10206

S-29275

**Aspen**  
TITLE & ESCROW, INC.  
**WARRANTY DEED (INDIVIDUAL)**

Vol. m90 Page 1075

CHARLES R. BINGHAM and LAVON H. BINGHAM, husband and wife  
convey(s) to MARVIN D. SOMMERVILLE, hereinafter called grantor,

County of Klamath, State of Oregon, described as:

Lot 6, Block 4, RIVERVIEW ADDITION, in the County of Klamath, State of Oregon.

## SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Conditions, restrictions as shown on the recorded plat of Riverview Addition

"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 those set out 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 \$9,646.58. ~~However, the actual consideration consists of other property or value given or promised which is part of the consideration (and any which) ~~qualifies between symbols~~ ~~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 3 day of October, 19 85.

Charles R. Bingham  
Charles R. Bingham  
Lavon H. Bingham  
Lavon H. Bingham

STATE OF OREGON, County of Klamath )ss.

On this 16th day of October, 19 85.

Personally appeared the above named CHARLES R. BINGHAM and LAVON H. BINGHAM, husband and wife and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Susan C. Creel  
Notary Public for Oregon  
My Commission Expires: 6-21-88

Charles R. Bingham  
Lavon H. Bingham

GRANTOR'S NAME AND ADDRESS

Marvin D. Sommerville

GRANTEE'S NAME AND ADDRESS

After recording return to:

Marvin D. Sommerville

2208 Laurel  
City 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

SC.

County of Klamath

I certify that the within instrument was received for record on the 16th day of Jan., 19 90, at 2:28 o'clock P.M., and recorded in book/reel/volume No. M90 on page 1075 or as document/fee/file/instrument/microfilm No. 10206, Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE

By Pauline Mullendore Deputy

Fee \$28.00

FORM 685-2.5M

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