



HC #04034769
WARRANTY DEED

AFTER RECORDING RETURN TO:
VICTOR R. D'ORAZIO
BONNIE A. D'ORAZIO

x Victor R. D'Orazio
x Bonnie A. D'Orazio

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

GABRIELLE C. YOST, hereinafter called GRANTOR(S), convey(s) to
VICTOR R. D'ORAZIO and BONNIE A. D'ORAZIO, husband and wife
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

LOTS 17 AND 18, BLOCK 4, FAIRHAVEN HEIGHTS, in the County of
Klamath, State of Oregon.

Code 7, Map 3908-13AB, TL 1500

"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) Regulations,
including levies, liens and utility assessments of the City of
Klamath Falls. 2) Conditions and restrictions as shown on the
recorded plat of Old Orchard Manor. 3) Rules, regulations and
statutory powers of Klamath Irrigation District. 4) Easement,
including the terms and provisions thereof, recorded January 23,
1951 in Book 244, page 613. 5) Declaration of Conditions and
Restrictions recorded February 20, 1951, in Book 245, page 361.
6) Agreement, including the terms and provisions thereof
recorded December 1, 1988, in Book M-88, page 20279. 6)
Conditions and Restrictions as shown on the recorded plat of
Fairhaven Heights. 7) Easement, including the terms and
provisions thereof, recorded September 3, 1947 in Book 210, page
489.,

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 to clear
title only.

In construing this deed and where the context so requires, the
singular includes the plural.

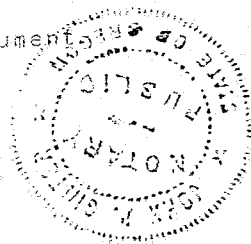
IN WITNESS WHEREOF, the grantor has executed this instrument
this 29th day of January, 1990.

Gabrielle C. Yost By Bruce P. Yost
GABRIELLE C. YOST
Attorney in fact By Power of attorney

STATE OF OREGON, County of Klamath)ss.

On this 29 day of January, 1990, personally appeared
Bruce P. Yost, who, being duly sworn did
say that he is the attorney in fact for GABRIELLE C. YOST, and
that he executed the foregoing instrument as the voluntary act
of and on behalf of said principal.

Before me: *John R. Lister*
Notary Public for Oregon
My Commission Expires: 2/17/92



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CRSS 1990

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 1st day
of Feb. A.D., 19 90 at 11:12 o'clock A.M., and duly recorded in Vol. M90,
of Deeds on Page 2283.

Evelyn Biehn - County Clerk

By Paula Mueller

FEE \$33.00

