

12418

# Aspen

TITLE & ESCROW, INC.  
WARRANTY DEED (INDIVIDUAL)

ADELINE CHRISTINE YOUNG and JOAN R. HALDA

hereinafter called grantor,  
convey(s) to WILBERT E. KONRAD and PHYLLIS J. KONRAD, husband and wifeall that real property situated in the  
County of Klamath, State of Oregon, described as:Lot 3, Block 7, Tract 1003, THIRD ADDITION TO MOYINA, in the County of  
Klamath, State of Oregon.

## SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of Tract 1003, Third Addition to Moyina.
2. This property lies within and is subject to the levies and assessments of the Moyina Water District.
3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at Page 8062 and as per Ordinance No. 30, recorded May 30, 1986 in Book M-86 at Page 9346 and as per Ordinance No. 31, recorded January 6, 1988 in Book M-88 at Page 207.
4. Easement, including the terms and provisions thereof, for poles and \*\*

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  
\*\*electric lines, granted to California Oregon Power Company, recorded April  
5, 1940 in Book 128 at page 267.

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 \$ 77,000.00. However, the actual con-  
sideration consists of or includes other property or value given or promised which is <sup>the whole</sup> <sub>part of the</sub> 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 15th day of MARCH,  
19 90.

Adeline Christine Young  
Joan R. Hilda

STATE OF OREGON, County of Klamath ss.

MARCH 15, 19 90.  
Personally appeared the above named ADELINE CHRISTINE YOUNG AND  
JOAN R. HALDA and acknowledged the foregoing  
instrument to be THEIR voluntary act and deed.

Before me:

Dorice O. Chandler  
Notary Public for Oregon  
My Commission Expires: 7-6-90

Adeline Christine Hilda  
479 N Stuart St  
Camano Island WA 98292  
GRANTOR'S NAME AND ADDRESS  
Wilbert E. & Phyllis J. Konrad  
1448 Janes St  
Laurel OR 97603  
GRANTEE'S NAME AND ADDRESS  
After recording return to:  
Klamath Trust Services  
540 Main St  
Laurel 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 16th day  
of March, 19 90,  
at 9:11 o'clock A. M., and recorded  
in book/reel/volume No. M90 on  
page 4864 or as document/fee/file/  
instrument/microfilm No. 12418,  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk  
NAME TITLE  
By Dorice Mulendore Deputy

Fee \$28.00

FORM 685-2-5M

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