FORM He. 762-SPECIAL VIAREAN	and the second se	- HT / /	~ / / / / /

12962

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SPECIAL WAIRANTY DEED

for the consideration hereinufter stated, does hereby grant, bargain, sell and convey unto RUSSELL G. CARPENTER AND FRANCES CARPENTER, husband and wife

hereinalter called grantee, and anto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath , State of Oregon, described as follows, to-wit:

Lot 3, Block 10, Tract 1152, NORTH HILLS, in the County of Klamath, State of Oregon.

Code 53 Map 3809-35AA TL 3500

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 11,000.00 xWi or hoory with xames as some shee than rannow wax or xortative xorders memory xorx xallex liven xox provincel xwhich x is

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 19th day of March , 1990; if a corporate grantor, it has caused its name to be signed and seal attixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-SCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT. THE PERSON ACCUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

.....

ment to be voluritary act and deed.

STATE OF OREGON,

County of

Before me: (OFFICIAL SEAL)

Personally appeared the above named

SPECTRUM PROPS Þ Bv: D. T. Watkins, Vice President

and

Hereb Queloop

affix corp

STATE OF OREGON, County of Multnomah) ss.

who, being duly sworn, each for himself and not one for the other, did say that the former is the

secretary of

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I certify that the within instru-

ment was received for record on the

30th. day of March....., 19.90,

at 11:15.... o'clock ... AM., and recorded

in book/reel/volume No....M90...... on

ment/microfilm/reception No.12962

Witness my hand and seal of

Record of Deeds of said county.

County affixed.

STATE OF OREGON,

Spectrum Properties, Inc., a corporation, and that the test attired to the forceoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in be-half of said corporation by authority of its board et ditextors; and each of them acknowledged said instrument to be its voluntary act and deed. Betpre mo: Kally D. Challers Notery Public for Oregon

C. all My commission expires: 10-14-92

SPACE RESERVED

FOR

RECORDER'S USE

Notary Public for Oregon My commision expires

Spectrum Properties, Inc. 111 S. W. Fifth, Suite 350 Portland, Oregon 97204 Russell G. & Frances Carpenter 6050 Indiana Avenue Buena Park, CA 90621 GRANTEE'S NAME /IND ADDRESS After recording return to Russell G. & Frances Campenter See address above NAME, ADDRI (88, 1) > Until a change is requested a't tax statements shall it a sent to the following address.

NAME, ADDRESS, 20

Russell G. & Frances Carpenter See address above

....Evelyn_Biehn, County_Clerk

By Carviene Mullingles Deputy

_____Fee \$28,00