



ATC #05034989  
WARRANTY DEED

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AFTER RECORDING RETURN TO:  
GARLAN A. SALZGEBER  
SHIONE NANINI

P.O. Box 110 B  
Pine Bluff, AR 71448

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

DANIEL LEE EDDY hereinafter called GRANTOR(S), convey(s) to  
GARLAN A. SALZGEBER AND SHIONE NANINI, <sup>not as Tenants in common but</sup> with rights of survivorship <sup>4/15/91</sup>  
hereinafter called GRANTEE(S), all that real property situated  
in the County of KLAMATH, State of Oregon, described as:

The W 1/2 of Lots 1 and 2, Block 30, SECOND ADDITION TO THE CITY  
OF KLANATH FALLS, in the County of Klamath, State of Oregon.

CODE 1. MAP 3809-29AC TL 8400

"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, Restrictions as shown on the  
recorded plat of Second Addition to the City of Klamath Falls.

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  
\$17,000.00.

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 22ND day of MARCH, 1990.

Daniel L. Eddy by Cynthia Jean Eddy his attorney in fact  
DANIEL LEE EDDY BY CYNTHIA JEAN EDDY, HIS ATTORNEY IN FACT

STATE OF OREGON, County of KLAMATH)ss.

MARCH 29, 1990

Personally appeared the above named CYNTHIA JEAN EDDY, who being  
duly sworn, did say that she is the attorney in fact for DANIEL  
LEE EDDY and that she acknowledged the foregoing instrument as  
the voluntary act and deed of said principal.

Before me: [Signature]  
Notary Public for Oregon  
My Commission Expires: March 4, 1992

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 30th day  
of March A.D., 19 90 at 3:44 o'clock P.M., and duly recorded in Vol. M90,  
of Deeds on Page 5861

FEE \$28.00

Evelyn Biehn, County Clerk  
By [Signature]