



#01035103
WARRANTY DEED

Vol. m90 Page 8014

AFTER RECORDING RETURN TO:
Mr. and Mrs. Larry D. East
17610 Freight Road Lane
Klamath Falls, OR. 97601

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

BRUCE A. GERLACH, hereinafter called GRANTOR(S), convey(s) to
LARRY D. EAST and MILDRED L. EAST, husband and wife, hereinafter
called GRANTEE(S), all that real property situated in the
County of Klamath, State of Oregon, described as:

PARCEL 1: Lot 9 in Block 2 of LAWANDA HILLS, in the County of
Klamath, State of Oregon.

PARCEL 2: Lot 6 in Block 6 of LAWANDA HILLS, in the County of
Klamath, State of Oregon. NO. 2 *ms*

"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) Subject to rules
and regulations of Fire Patrol District. 2) Conditions and
Restrictions as shown on the recorded plat of LaWanda Hills. 3)
Conditions and Restrictions as shown on the recorded plat of
LaWanda Hills No. 2, Tract No. 1149. 4) Declaration of
Conditions and Restrictions as recorded November 11, 1975 in
Book M-75, page 14401. 5) Rules, regulations and statutory
powers of Plevna Improvement District. 6) Right of Way granted
to Plevna Improvement District, including the terms and
provisions thereof, recorded In Book 54, page 25, Deed Records.
7) Easement, including the terms and provisions thereof,
recorded in Book 96, page 476. 8) Revocation and cancellation
of Declaration of Conditions and Restrictions of Tract 1149,
LaWanda Hills No. 2, recorded May 9, 1983 in Book M-83, page
7169.,

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
\$20,000.00.

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 24th day of April, 1990.

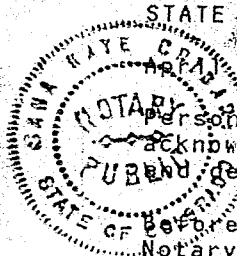
Bruce A. Gerlach
BRUCE A. GERLACH

STATE OF Colorado, County of Adams) ss.
26, 1990.

Personally appeared the above named BRUCE A. GERLACH and
acknowledged the foregoing instrument to be his voluntary act
and deed.

Before me:
Notary Public for

My Commission Expires: Jan. 31, 1991



7-01053103

4108

Aspen Title & Escrow, Inc.

Aspen Title & Escrow, Inc.
1000 North Oregon Street
Medford, Oregon 97504
(503) 753-1111

DEED
FILED FOR RECORD IN THE CLERK'S OFFICE OF THE COUNTY OF KLAMATH, OREGON, THIS 11th DAY OF APRIL, 1990.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 30th day
of April A.D., 19 90 at 11:43 o'clock A M., and duly recorded in Vol. M90
of Deeds on Page 8014

FEE \$33.00

Evelyn Biehn - County Clerk

By Roula Mueland

THE FOLLOWING IS A TRUE AND CORRECT COPY OF THE DEED AS FILED FOR RECORD IN THE CLERK'S OFFICE OF THE COUNTY OF KLAMATH, OREGON, THIS 11th DAY OF APRIL, 1990.

DEED
I, Evelyn Biehn, County Clerk of the County of Klamath, Oregon, do hereby certify that the foregoing is a true and correct copy of the Deed as filed for record in the Clerk's Office of the County of Klamath, Oregon, this 11th day of April, 1990.

WITNESSED my hand and the seal of the County of Klamath, Oregon, this 11th day of April, 1990.

Evelyn Biehn, County Clerk

Roula Mueland

Notary Public

Witness

Witness

Witness

Witness

Witness

Witness

