



Aspen 02035194  
WARRANTY DEED

AFTER RECORDING RETURN TO:  
DAVID W. SMITH  
4236 Altamont Drive  
Klamath Falls, OR 97603

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

ROBERT F. SMITH hereinafter called GRANTOR(S), convey(s) to  
DAVID W. SMITH hereinafter called GRANTEE(S), all that real  
property situated in the County of KLAMATH, State of Oregon,  
described as:

Lot 22 and the South 20 feet of Lot 21, CASITAS, in the County of  
Klamath, State of Oregon.

CODE 41 MAP 3909-10CD TL 400  
CODE 41 MAP 3909-10CD TL 500

"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) Conditions,  
Restrictions as shown on the recorded plat of Casitas. 2)  
Regulations, including levies, assessments, water and irrigation  
rights and easements for ditches and canals of Klamath  
Irrigation 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) Any improvement located upon the insured property, which  
constitutes a mobile home as defined by Chapter 801, Oregon  
Revised Statutes, is subject to registration and taxation as  
therein provided and as provided by Chapter 308, Oregon Revised  
Statutes. 5) Application and Agreement for Exemption from  
payment of assessments: Between: Robert Smith and Klamath  
Irrigation District recorded on March 17, 1987 in Book M-87 at  
page 4384. 6) Application and Agreement for Exemption from  
payment of assessments: Between Robert Smith and Klamath  
Irrigation District, recorded on March 17, 1987 in Book M-87 at  
page 4390.

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  
\$13,001.00.

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 21 day of May, 1990.

*Robert F. Smith*  
ROBERT F. SMITH

STATE OF OREGON, County of KLAMATH)ss.

May 22, 1990.

Personally appeared the above named ROBERT F. SMITH and  
acknowledged the foregoing instrument to be his voluntary act  
Continued on next page

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