

AFTER RECORDING RETURN TO:  
Mr. and Mrs. Kenneth E. Alvarez  
524 North Second  
Klamath Falls, OR. 97601

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

FRANCIS P. NICOLAS, hereinafter called GRANTOR(S), convey(s) to  
KENNETH E. ALVAREZ and SUZANNE K. ALVAREZ, husband and wife,  
hereinafter called GRANTEE(S); all that real property situated  
in the County of Klamath, State of Oregon, described as:

Lot 10 in Block 15 of EWAUNA HEIGHTS ADDITION to the City of  
Klamath Falls, in the County of Klamath, State of Oregon.

Code 1, Map 3809-32BD, Tax Lot 3300.

"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." x *SKA*

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 and Restrictions as shown on the recorded plat of  
Ewauna Heights.

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  
\$29,900.00.

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 4th day of June, 1990.

*Francis P. Nicolas*  
FRANCIS P. NICOLAS

STATE OF OREGON, County of Klamath)ss.

June 4, 1990.

Personally appeared the above named FRANCIS P. NICOLAS and  
acknowledged the foregoing instrument to be his voluntary act  
and deed.  
Before me, *Paulene P. Addington*  
Notary Public for Oregon  
My Commission Expires: March 22, 1993.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 4th day  
of June A.D. 19 90 at 11:48 o'clock A.M., and duly recorded in Vol. M90  
of Deeds on Page 10703.

FEE \$28.00

Evelyn Biehn County Clerk

By *Paulene P. Addington*