

16336

Vol. m90 Page 1181002035176  
WARRANTY DEEDAFTER RECORDING RETURN TO:  
DAN MROSSP.O. Box 147  
Clay, OR 97022UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVELORRAINE V. BLEVINS WHO ACQUIRED TITLE AS LORRAINE GIBSON,  
BEVERLY NEWCOMBE AND GAYLE GEIGER, EACH AS TO AN UNDIVIDED 1/3  
INTEREST hereinafter called GRANTOR(S), convey(s) to DAN MROSS  
hereinafter called GRANTEE(S), all that real property situated  
in the County of KLAMATH, State of Oregon, described as:Lot 9, Block 4, Tract No. 1093, PINECREST, in the County of  
Klamath, State of Oregon.

CODE 113 MAP 3614-3000 TL 4900

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, Restrictions as shown on the recorded plat of  
Pinecrest.3. Declaration of Conditions and Restrictions, but omitting any  
restrictions based on race, color, religion or national origin  
appearing of records: Recorded on April 2, 1974 in Book M-74 at  
page 4015 and Amended: September 2, 1975 in Book M-75 at page  
10294.4. Regulations, including levies, assessments, water and  
irrigation rights and easements for ditches and canals, of  
Pinecrest Water Company, Inc.5. Reservations, including the terms and provisions thereof, as  
set forth in Deed from Vida S. Dixon, et vir, to M.M. Cline,  
dated December 2, 1946, recorded December 3, 1946 in Book 199  
at page 255, Deed Records of Klamath County, Oregon. Excepting  
tember on Sec. 30, twp 36 S., R 14 EWM.6. Easement, including the terms and provisions thereof:  
For: Electric Transmission and distribution line  
Granted to: Pacific Power & Light Company, a corporation  
Recorded: November 7, 1977 in Book M-77 at page 21410.7. Document entitled "In reference to Proposed Amendment -  
Declaration of Restrictions Pinecrest, Tracts 1093 and 1101 and  
Amendment and Restatement of Tract 1093 Declaration" Recorded  
on May 31, 1985 in Book M-35 at page 7993.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  
\$5,000.00.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 10th day of May, 1990.

Continued on next page

JUN 15 PM 4 07

WARRANTY DEED  
PAGE 2

Lorraine V. Blevins  
Lorraine V. Blevins, who acquired title  
as Lorraine Gibson

STATE OF OREGON, County of KLAMATH)ss.

May 15, 1990.

Personally appeared the above named LORRAINE V. BLEVINS WHO  
ACQUIRED TITLE AS LORRAINE GIBSON acknowledged the foregoing  
instrument to be her voluntary act and deed.

Before me, Public

Andrea Handsaker  
Notary Public for OREGON  
My Commission Expires: 7-23-93

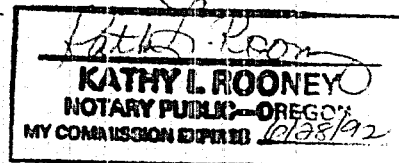
X Beverly Newcombe  
BEVERLY NEWCOMBE

STATE OF OREGON, County of Josephine)ss.

May 17, 1990.

Personally appeared the above named BEVERLY NEWCOMBE, who  
acknowledged the foregoing instrument to be her voluntary  
act and deed.

Before me: Kathy L. Rooney  
Notary Public for Oregon  
My Commission Expires: 6/28/92



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WARRANTY DEED  
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X Gayle Geiger  
GAYLE GEIGER

STATE OF CALIFORNIA, County of San Luis Obispo ss.

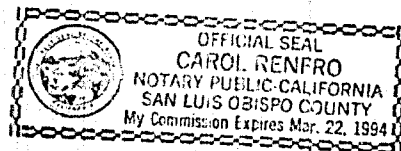
May 16, 1990.

Personally appeared the above named GAYLE GEIGER, acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: Carol Renfro

Notary Public for CALIFORNIA

My Commission Expires: Mar. 22, 1994



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 15th day  
of June A.D., 19 90 at 4:07 o'clock PM., and duly recorded in Vol. M90  
of Deeds on Page 11810.

FEE \$38.00

Evelyn Biehn County Clerk

By Pauline Mullins