

17482

Aspen Vol. m90 Page 13879
 TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

BILLY H. MC FADYEN

convey(s) to HERBERT L. PRICE and MARGARET M. PRICE, hereinafter called grantor,
 with the full right of survivorship all that real property situated in the
 County of Klamath, State of Oregon, described as:

The Northwesterly 35 feet of Lot 5, Block 46, FIRST ADDITION TO THE
 CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Conditions, Restrictions as shown on the recorded plat of First Addition to the City of Klamath Falls.

30 "THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE
 PH 1 SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPART-
 JUL 13 MENT TO VERIFY APPROVED USES."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY
 DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLAN-
 NING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except

See above

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 \$ 35,000.00. *However, the actual con-
 sideration consists of or includes other property or value given or promised which is ^{the whole} part of the consideration
 (indicate which)* (Delete between symbols; if not applicable. See ORS 93.030)

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 13th day of July,
 19 90.

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Billy H. McFadyen

instrument to be HIS voluntary act and deed.

and acknowledged the foregoing



Before me:

Notary Public for Oregon

My Commission Expires 7-6-90

Billy H. McFadyen

335 Haskins Ave., Apt. #2

Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Herbert L. Price & Margaret M. Price

2153 Wantland

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal Savings & Loan

540 Main St.

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
 same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument
 was received for record on the 13 day
 of July, 1990,
 at 1:30 o'clock P. M., and recorded
 in book/reel/volume No. M90 on
 page 13879 or as document/fee/file/
 instrument/microfilm No. 17482,
 Record of Deeds of said county.

Witness my hand and seal of County
 affixed.

Evelyn Biehn

NAME

By Bernetha S. Ketcher Deputy

TITLE

28.00