



Aspen
TITLE & ESCROW, INC.

02035297

WARRANTY DEED

AFTER RECORDING RETURN TO:
CHARLES THOMAS BRENCE
CHERYL GAYLE BRENCE

1431 Clinman Avenue
Klamath Falls, OR 97603

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

JAMES M. EHLI AND CAROLYN L. EHLI hereinafter called GRANTOR(S),
convey(s) to CHARLES THOMAS BRENCE AND CHERYL GAYLE BRENCE,
HUSBAND AND WIFE hereinafter called GRANTEE(S), all that real
property situated in the County of KLAMATH, State of Oregon,
described as:

Lot 22, in Block 7, THIRD ADDITION TO WINEMA GARDENS, in the
County of Klamath, State of Oregon.

TAX ACCT. NO.: 143 - 3909-18A-9700 KEY NO. 506517

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 THIRD ADDITION TO
WINEMA GARDENS. 2) This property lies within and is subject to
the levies and assessments of the Moyina Water 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) Declaration of Conditions
and Restrictions, but omitting any restrictions based on race,
color, religion or national origin appearing of record:
Recorded on September 20, 1949 in Book 234 at page 248. 5)
Easement, including the terms and provisions thereof: For:
Electric transmission line; Granted to: The California Oregon
Power Company, A California Corporation, recorded on May 28,
1956 in Book 283 at page 413.

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
\$79,400.00.

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 18th day of July, 1990.

James M. Ehli

JAMES M. EHLI

Carolyn L. Ehli

CAROLYN L. EHLI

STATE OF OREGON, County of KLAMATH ss.

July 20, 1990

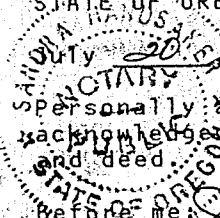
Personally appeared the above named JAMES M. EHLI and
acknowledged the foregoing instrument to be his voluntary act
and deed.

Before me,

Sandra Handsaker

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1990 JUL 25 AM 11 13



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WARRANTY DEED

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Notary Public for OREGON

My Commission Expires: 7-23-93

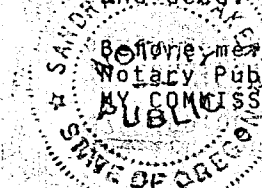
STATE OF OREGON, County of Klamath)ss.

July 22, 1990

Personally appeared the above named CAROLYN L. EHLE and acknowledged the foregoing instrument to be his voluntary act and deed.

Notary Public for OREGON

My Commission Expires: 7-23-93



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 26th day of July A.D., 19 90 at 11:13 o'clock A.M., and duly recorded in Vol. M90 of Deeds on Page 14903

FEE \$33.00

Evelyn Biehn County Clerk

By Pauline Mullendore

20 JUL 24 11 13

BEFORE ME, the undersigned authority, on this day personally appeared CAROLYN L. EHLE, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 22nd day of July, 1990.

IN WITNESS WHEREOF, I have hereunto set my hand and seal of office.

Notary Public for Oregon

My Commission Expires: 7-23-93

STATE OF OREGON

NOTARY PUBLIC

WITTE & ESCOBAR INC

WITTE & ESCOBAR INC

WARRANTY DEED

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