



18199

02035366

WARRANTY DEED

Vol 90 Page 15083

AFTER RECORDING RETURN TO:
DONALD M. IMPETT
3790 FLORIDA ST., #C218
SAN DIEGO, CA 92104

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

KENNETH W. LINCOLN hereinafter called GRANTOR(S), convey(s) to
DONALD M. IMPETT hereinafter called GRANTEE(S), all that real
property situated in the County of KLAMATH, State of Oregon,
described as:

The Northwesterly 62 feet of Lot 2, Block 5, FIRST ADDITION TO
THE CITY OF KLAMATH FALLS, in the County of Klamath, State of
Oregon.

CODE 1 MAP 3809-29CD TL 7100

"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) 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.
3) Trsut Deed, including the terms and provisions thereof to
secure the amount noted below and other amounts secured:
Grantor: I.V. Smirnov and Irene Smirnov; Trustee: William
Sisemore; Beneficiary: Klamath First Federal Savings and loan
Association, Dated on November 13, 1980 and Recorded on
November 14, 1980 in book M-80 at page 22234. 4) Contract,
including the terms and provisions thereof; Vendor: I. V.
Smirnov and Irene Smirnov; Vendee: Kenneth W. Lincoln, dated
on January 10, 1990 and recorded on January 10, 1990 in book
M-90 at page 647. WHICH SAID CONTRACT THE GRANTEE HEREIN AGREES
TO ASSUME AND PAY ACCORDING TO THE TERMS AND PROVISIONS
CONTAINED THEREIN.

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

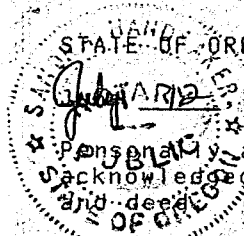
The true and actual consideration for this transfer is
\$23,000.00.

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 29th day of June, 1990.

Kenneth W. Lincoln

KENNETH W. LINCOLN



STATE OF OREGON, County of KLAMATH)ss.

July 29, 1990.

Personally appeared the above named KENNETH W. LINCOLN and
acknowledged the foregoing instrument to be his voluntary act

Before me: Sandra Handscher
Notary Public for OREGON
My Commission Expires: 7-23-93

1990 JUL 27 PM 3 51

WARRANTY DEED

18133
Aspen
15084
TITEL & BROW, INC.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 27th day
of July A.D., 19 90 at 3:51 o'clock PM., and duly recorded in Vol. M90,
of Deeds on Page 15083.

FEE \$33.00

Evelyn Biehn County Clerk
By Caroline Muelandore