



#01034907
WARRANTY DEED

AFTER RECORDING RETURN TO:
Mr. and Mrs. John Murmalo
3916 Bisbee Street,
Klamath Falls, OR. 97603

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

ESTHER MILLER, hereinafter called GRANTOR(S), convey(s) to JOHN MURMALO and MARJORIE E. MURMALO, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

The South 71 feet of Lot 15, Block 2 of SECOND ADDITION TO ALTAMONT ACRES, in the County of Klamath, State of Oregon.

Code 41, Map 3909-10DB, Tax Lot 3000.

"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." *mem J. M.*

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except: 1) Taxes for the fiscal year 1990-'91, a lien not yet payable. 2) Conditions and Restrictions as shown on the recorded plat of Second Addition to Altamont Acres. 3) Rules, regulations and statutory powers of Klamath Irrigation District and South Suburban Sanitary District. 4) Conditions and Restrictions in Deed recorded November 5, 1931 in Book 96, page 301.,

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 \$10,500.00.

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 20th day of September, 1990.

Esther Miller
ESTHER MILLER

STATE OF OREGON, County of Klamath) ss.

On September 21, 1990, personally appeared the above named ESTHER MILLER and acknowledged the foregoing instrument to be her voluntary act and deed.
Before me, *Harlene P. Addington*
Notary Public for Oregon
My Commission Expires: 3-22-93

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen title co. the 24th day of Sept. A.D., 19 90 at 3:19 o'clock P.M., and duly recorded in Vol. M90 of Deeds on Page 19226.

FEE \$28.00

Evelyn Biehn - County Clerk
By *Pauline Mulendore*

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