



Aspen
TITLE & ESCROW, INC.

02035493

WARRANTY DEED

AFTER RECORDING RETURN TO:
FRANK M. MORRELL AND VERA M. MORRELL
MIKE M. MORRELL

3196 Dark Hollow Rd
Medford, OR 97501

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

KENNETH D. SWANSON, hereinafter called GRANTOR(S), convey(s) to
FRANK M. MORRELL AND VERA A. MORRELL, HUSBAND AND WIFE, AND MIKE
M. MORRELL, NOT AS TENANTS IN COMMON, BUT WITH FULL RIGHTS OF
SURVIVORSHIP hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

Lots 1 and 2, Block 18, NORTH KLAMATH FALLS, in the County of
Klamath, State of Oregon.

CODE 1 MAP 3809-298B TL 6500

"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) 1990-91 taxes, a
lien not yet payable. 2) Regulations, including levies, liens
and utility assessments of the City of Klamath Falls. 3)
Conditions, Restrictions as shown on the recorded plat of North
Klamath Falls. 4) Easement, including the terms and provisions
thereof: Granted to: City of Klamath Falls, Recorded on June
12, 1930 in Book 91 at page 3390, Affects: The Southerly
portion of Lots 1 and 2.

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
\$28,000.00.

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 20th day of September, 1989.

Kenneth D. Swanson
KENNETH D. SWANSON

STATE OF OREGON, County of Klamath)ss.

SEPTEMBER 21, 1990.

Personally appeared the above named KENNETH D. SWANSON and
acknowledged the foregoing instrument to be her voluntary act
and deed.

Before me, Sandra Handraaker
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 24th day
of Sept. A.D., 19 90 at 3:19 o'clock PM., and duly recorded in Vol. M90
of Deeds on Page 19237

FEE \$28.00

Evelyn Biehn . County Clerk

By Pauline Mullendore