

WARRANTY DEED

AFTER RECORDING RETURN TO:

JOHN I. BLACKWOOD
MARY E. BLACKWOOD2721 N. Delaney
Lakeview, OR 97654UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

RAYMOND ESTES and DONNA M. ESTES, husband and wife hereinafter called GRANTOR(S), convey(s) to JOHN I. BLACKWOOD and MARY E. BLACKWOOD, husband and wife hereinafter called GRANTEE(S), all that real property situated in the County of KLAMATH, State of Oregon, described as:

That portion of Lots 7 and 8, Block 6, ALTAMONT ACRES, lying South and West of the U.S.R.S. Lateral A-3-C, in the County of Klamath, State of Oregon.

CODE 41 MAP 3909-10AB TL 2000

"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 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) Conditions, Restrictions as shown on the recorded plat of Altamont Acres. 3) Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District. 4) 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, and as per Ordinance No. 32, recorded May 14, 1990 in Book M-90 at page 9131. 5) Trust Deed, including the terms and provisions thereof to secure the amount noted below and other amount noted below and other amounts secured thereunder, if any: Grantor: Teresa L. Blodgett, a single woman; Trustee: William Ganong, Jr.; Beneficiary: First Federal Savings and Loan Association of Klamath Falls, a Federal Corporation, dated July 5, 1973 and Recorded on July 10, 1974 in Book M-73 at page 8785. Resignation of Trustee under the above Trust Deed by instrument: Trustee: William Ganong, Jr. recorded June 15, 1977 in Book M-77 at page 10503; Appointment of Successor Trustee under the above Trust Deed by instrument: Successor: William L. Sisenore, recorded on June 15, 1977 in Book M-77 at page 10504.

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 \$16,000.00.

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 4th day of February, 1990.

RAYMOND ESTES

DONNA M. ESTES SO442
STATE OF Washington, County of Clackamas, ss.
Continued on next page

WITNESS
ARRANTY DEED
A.C. 12 U.S.C. § 1441

October 3, 1990

Personally appeared the above named RAYMOND ESTES and DONNA M. ESTES and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Marilyn L. Biehn
Notary Public for Klamath Co.
My Commission Expires 1-15-91

20114

STATE OF OREGON; COUNTY OF KLAZIAH: ss.

Filed for record at request of Japan Title co., the 4th day
of Oct. A.D. 19 90 in 3:27 o'clock P.M., and duly recorded in Vol. M90,
of Deeds on Page 20113.

Evelyn Biehn County Clerk
By Deanne Mulladale

FEE \$33.00

STATE OF OREGON
KLAZIAH COUNTY
RECEIVED
RECORDED
MAY 11 1990

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