



21350
Aspen
TITLE & ESCROW, INC.

02035668

WARRANTY DEED

Vol. m90 Page 20588

AFTER RECORDING RETURN TO:

GLENN E. HUNT

11607 First St.

Pinbathol Beach, CA 90216

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

DONALD S. BEYER AND ELIZABETH BEYER, TRUSTEES OF THE BEYER
FAMILY TRUST OF 1986 hereinafter called GRANTOR(S), convey(s) to
GLENN E. HUNT hereinafter called GRANTEE(S), all that real
property situated in the County of KLAMATH, State of Oregon,
described as:

Lots 4 and 5, Block 26, FOURTH ADDITION TO KLAMATH RIVER ACRES,
in the County of Klamath, State of Oregon.

CODE 96 MAP 3907-2600 TL 800
CODE 96 MAP 3907-2600 TL 700

"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) Subject to rules and regulations of
Fire Patrol District. 3) Conditions, Restrictions as shown on
the recorded plat of Klamath River Acres Fourth Addition. 4)
This property lies within and is subject to the levies and
assessments of the Klamath River Acres Road District. 5)
CONTRACT, including the terms and provisions thereof: Vendor:
Klamath River Acres of Oregon, Ltd; Vendee: Donald S. Beyer and
Elizabeth Beyer, dated August 20, 1979 recorded on August 30,
1979 in book M-79 at page 20752. The vendee's interest
thereunder was assigned: To: Donald S. Beyer and Elizabeth
Beyer, Trustees of the Beyer Family Trust of 1986, recorded on
April 3, 1986 in Book M-86 at page 5538. WHICH SAID CONTRACT THE
GRANTEE HEREIN DOES NOT AGREE TO ASSUME AND THE GRANTOR HEREIN
AGREES TO HOLD GRANTEE HARMLESS THEREFROM. 6) Contract,
including the terms and provisions thereof: Vendor: Klamath
River acres of Oregon, Ltd. Vendee: Donald S. Beyer and
Elizabeth Beyer, dated August 10, 1979, recorded August 30,
1979, in Book M-79 at page 20748. The vendee's interest was
assigned: To: Donald S. Beyer and Elizabeth Beyer, Trustees of
the Beyer Family Trust of 1986, recorded on April 3, 1986 in
Book M-86 at page 5534. WHICH THE GRANTEE HEREIN DOES NOT AGREE
TO ASSUME AND THE GRANTOR HEREIN AGREES TO HOLD THE GRANTEE
HARMLESS THEREFROM. 7) Statement of Claim for a Mineral
Interest in Property located in Klamath County, Oregon, executed
by International Paper Company, a corporation, recorded August
5, 1986 in Book M-86 at page 13766.

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
~~\$24,000.00~~ 24,000.00 4/26/88 DSB

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 26th day of September, 1990.

DONALD S. BEYER AND ELIZABETH BEYER,
TRUSTEES OF THE BEYER FAMILY TRUST
OF 1986.

Continued on next page

90 OCT 11 AM 10 28

WARRANTY DEED
PAGE 2

X Donald S. Beyer
DONALD S. BEYER

X Elizabeth Beyer
ELIZABETH BEYER

X Donald S. Beyer
DONALD S. BEYER, TRUSTEE

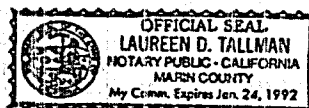
X Elizabeth Beyer
ELIZABETH BEYER, TRUSTEE

STATE OF CALIFORNIA, County of Marin ss.

October 1, 1990.

Personally appeared the above named DONALD S. BEYER AND ELIZABETH BEYER, EACH INDIVIDUALLY AND AS TRUSTEE OF THE BEYER FAMILY TRUST OF 1986 and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

Before me: Laureen D. Tallman
Notary Public for the State of CALIFORNIA
My Commission Expires: 1/24/92



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 11th day
of Oct. A.D. 19 90 at 10:28 o'clock A.M., and duly recorded in Vol. M90,
of Deeds on Page 20588.

FEE \$33.00

Evelyn Biehn, County Clerk

By Deborah Mueller

CLERK'S OFFICE
SEP 20 1990
\$1220

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