

OK

22484**WARRANTY DEED—STATUTORY FORM**
INDIVIDUAL GRANTORVol. m90 Page 22547

DEAN A. WEBB and DEBORAH C. WEBB, husband and wife

Grantor,

conveys and warrants to KATHLEEN C. HUGHAN

Grantee, the following described real property free of encumbrances

except as specifically set forth herein situated in KLAMATH County, Oregon, to-wit:
Lot 20, Block 3, WAGON TRAIL ACREAGES NO. 1, THIRD ADDITION, TRACT NO. 1136, according to
the official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.

TAX #2309-012BO-01600 KEY #130030

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said property is free from encumbrances except THOSE SHOWN ON THE REVERSE SIDE IF ANYThe true consideration for this conveyance is \$ 24,950.00 (Here comply with the requirements of ORS 93.030)Dated this 17th day of October, 19 90

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.

X Dean A. Webb
DEAN A. WEBBX Deborah C. Webb
DEBORAH C. WEBBSTATE OF OREGON, County of COOS) ss.This instrument was acknowledged before me on October 17th, 19 90by DEAN A. WEBB AND DEBORAH C. WEBBLaura A. Craig
(SEAL) LAURA A. CRAIG

NOTARY PUBLIC - OREGON

My Commission Expires 2/29/1992Laura A. Craig
Notary Public for OregonMy commission expires 2/29/1992**WARRANTY DEED**

DEAN A. WEBB

GRANTOR

KATHLEEN C. HUGHAN

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

KATHLEEN C. HUGHAN

202 W. DAKOTA #119

FRESNO, CA 93706

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements
shall be sent to the following address:

SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of COOS } ss.I certify that the within instrument was received for record on the
day of October, 19 90,
at 5 o'clock P.M., and recorded
in book/reel/volume No. 22547 on
page 22 or as fee/file/instrument/microfilm/reception No. 22547,
Record of Deeds of said county.Witness my hand and seal of
County affixed.

NAME

TITLE

By DeputySPACE RESERVED
FOR
RECORDER'S USE

SUBJECT TO THE FOLLOWING:

1. Public utility easement as delineated on the recorded plat, along the Southerly 12 feet.
2. Reservations as contained in plat dedication of Wagon Trail Acreages No. 1, Third Addition.
3. Declaration of Wagon Trail Ranch, recorded August 30, 1972 in Volume M72, page 9766, Microfilm Records of Klamath County, Oregon, as set forth in Declaration establishing Wagon Trail Acreages No. 1, Third Addition, Tract No. 1136 and annexing it to Wagon Trail Ranch, subject to the terms and provisions thereof, filed by Brooks Resource Corporation, dated December 6, 1979, recorded December 11, 1979 in Volume M79 page 28494, Microfilm Records of Klamath County, Oregon.

Said covenants, conditions and restrictions were amended by instrument;
 Recorded: January 5, 1977
 Volume: M77, page 207, Microfilm Records of Klamath County, Oregon

Said covenants, conditions and restrictions were amended by instrument;
 Recorded: January 5, 1977
 Volume: M77, page 210, Microfilm Records of Klamath County, Oregon

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 13th day
 of Nov. A.D., 19 90 at 11:06 o'clock A M., and duly recorded in Vol. M90,
 of Deeds on Page 22547.

Evelyn Biehn County Clerk

FEE \$33.00

By Pauline Mulendore