

WARRANTY DEED
(Statutory Form)

ROBERTA EVON BURNS, ^{HUSBAND AND WIFE} Grantor, conveys and warrants to JACK L. KELLY and CYRENA L. KELLY, Grantees, the following real property free of encumbrances except as specifically set forth below:

"Lots 31 and 32 in Block 2, INDUSTRIAL ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon."

SUBJECT TO contracts and/or liens for irrigation and/or drainage, *the schedule of exclusions from coverage, together with any schedules contained in standard title policies, *reservations, easements, restrictions and rights of way of record and those apparent on the land.

ALSO SUBJECT TO rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND 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.

THE TRUE AND ACTUAL CONSIDERATION for this conveyance is \$17,500.00. *However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

DATED this 20th day of March, 1989.

Roberta Evon Burns
Roberta Evon Burns

STATE OF TEXAS /County of TARRANT) ss.

THIS INSTRUMENT was acknowledged before me this 28th day of March, 1989, by ROBERTA EVON BURNS.

Delores E. Liphart
NOTARY PUBLIC FOR TEXAS
My Commission Expires: 1/25/93

GRANTORS NAME AND ADDRESS:

Roberta Evon Burns
1205 SOTOGRANDE #214
EULESS, TX 76040

GRANTEES NAME AND ADDRESS:

Jack L. & Cyrena L. Kelly
1938 Wantland
Klamath Falls, OR 97601

AFTER RECORDING, RETURN TO:

Same

Until a Change is Requested,
Tax Statements Should be Sent
To:

STATE OF OREGON)
County of Klamath) ss.

I certify that the within instrument was received for record on the 18th day of Dec., 1990, at 4:28 o'clock P.M., and recorded in Book M90 on Page 25105 or as File Reel Number 23883, Record of Deeds of said County.

WITNESS my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer

By: Pauline Muehlen
Deputy

Fee \$28.00

90 DEC 13 PM 4 28