

24396

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Vol. 91 Page 285



WARRANTY DEED

AFTER RECORDING RETURN TO:

JAMES W. BARRETT

JOSEPHINE BARRETT

P.O. Box 768Lakeview, Oregon 97430

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

RONALD E. DOWELL hereinafter called GRANTOR(S), convey(s) to
JAMES W. BARRETT AND JOSEPHINE BARRETT, HUSBAND AND WIFE
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:

Lots 5 and 18, Block 5, RIVERVIEW, in the County of Klamath,
State of Oregon.

CODE 4 MAP 3909-5CA TL 5500
CODE 4 MAP 3909-5CA TL 5600

"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) Conditions,
Restrictions as shown on the recorded plat of Riverview. 2)
Trust Deed, including the terms and provisions thereof to secure
the amount noted below and other amounts secured thereunder, if
any: Grantor: Marie Imagean Pack, a single woman; Trustee:
William Ganong, Jr.; Beneficiary: First Federal Savings and
Loan Association of Klamath Falls, Oregon, a corporation; dated
September 8, 1975 and recorded September 10, 1975 in Book M-75
at page 10727. WHICH LOAN THE GRANTEE HEREIN DOES NOT AGREE TO
ASSUME AND THE GRANTOR HEREIN AGREES TO HOLD THE GRANTEE
HARMLESS THEREFROM. Resignation of Trustee under the above
Trust Deed by instrument: Trustee William Ganong, Jr. recorded
on June 15, 1977 in book M077 at page 10503, and Appointment of
successor Trustee under the above Trust Deed by instrument:
Successor: William L. Sisemore and recorded on June 15, 1977 in
Book M-77 at page 10504. 3) All inclusive Trust Deed, including
the terms and provisions thereof to secure the amount noted
below and other amounts secured thereunder, if any: Grantor:
Kenneth C. Fenstermacher and Helen M. Fenstermacher, husband and
wife; Trustee: Aspen Title & Escrow, Inc.; Beneficiary:
Marie Imagean Pack dated on December 8, 1986 and recorded on
December 15, 1986 in book M-86 at page 23064. WHICH SAID TRUST
DEED THE GRANTEE HEREIN DOES NOT AGREE TO ASSUME AND THE GRANTOR
HEREIN AGREES TO HOLD THE GRANTEE HARMLESS THEREFROM. 4)
Findings of Fact, Conclusion of Law and Decision in the Matter
of the Request for a Conditional Use Permit and a Variance for
Ronald Dowell, C.U.P. 28087, Variance No. 13-87, recorded August
4, 1987 in Book M-87 at page 13846.

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
\$30,000.00.

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 3rd day of January, 1991.

Ronald E. Dowell
RONALD E. DOWELL

Continued on next page

REMOVED BY DOWELL

286

WARRANTY DEED

PAGE 2

STATE OF OREGON, County of KLAMATH)ss.

January 4, 1990

Personally appeared the above named RONALD E. DOWELL and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me, Sandra Handwerker
Notary Public for OREGON

My Commission Expires: 7-33-93

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 7th day
of Jan. A.D., 19 91 at 9:59 o'clock A.M., and duly recorded in Vol. M91
of Deeds on Page 285.

FEE \$33.00

Evelyn Biehn County Clerk

By Pauline Mueland

THIS DEED WAS PREPARED BY THE ABOVE NAMED RONALD E. DOWELL AND
ACKNOWLEDGED BY HIM AND WITNESSED BY ME, SANDRA HANDWERKER, A
NOTARY PUBLIC FOR THE STATE OF OREGON, ON JANUARY 4, 1990, AT
9:59 A.M. IN THE CITY OF MEDFORD, OREGON. THE DEED WAS
FILED FOR RECORD IN THE CLERK'S OFFICE OF THE COUNTY OF
KLAMATH, OREGON, ON JANUARY 4, 1990, AT 9:59 A.M., AND
DULY RECORDED IN VOLUME M91, PAGE 285.

WITNESSED BY ME, SANDRA HANDWERKER, A NOTARY PUBLIC FOR THE
STATE OF OREGON, ON JANUARY 4, 1990, AT 9:59 A.M. IN THE
CITY OF MEDFORD, OREGON.

COPIES OF THIS DEED:
1 - TO THE CLERK OF THE COUNTY OF KLAMATH, OREGON
1 - TO THE CLERK OF THE COUNTY OF KLAMATH, OREGON

WITNESSED BY ME, SANDRA HANDWERKER, A NOTARY PUBLIC FOR THE
STATE OF OREGON, ON JANUARY 4, 1990, AT 9:59 A.M. IN THE
CITY OF MEDFORD, OREGON.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL
OF OFFICE, THIS 4TH DAY OF JANUARY, 1990.

SANDRA HANDWERKER
Notary Public for Oregon

My Commission Expires: 7-33-93

NOTARY PUBLIC FOR OREGON

STATE OF OREGON

CLERK OF THE COUNTY OF KLAMATH, OREGON

RECORDED