

#01035956
WARRANTY DEEDVol. m91 Page 1841

AFTER RECORDING RETURN TO:
JAMES W. CAMPBELL
P.O. Box 1283
Rancho Mirage, CA. 92270

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

MARY GAGO, hereinafter called GRANTOR(S), convey(s) to JAMES W. CAMPBELL, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lots 1, 2 & 3 in Block 77 of KLAMATH FALLS FOREST ESTATES
HIGHWAY 66 UNIT, PLAT NO. 4, in the County of Klamath, State of Oregon.

Code 36, Map 3711-1500, Tax Lots 4500 & 4600 & 4700.

"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) Subject to rules and regulations of Fire Patrol District. 2) Conditions, Restrictions as shown on the recorded plat of Klamath Falls Forest Estate Highway 66 Unit, Plat No. 4. 3) Subject to reservations by instrument recorded July 19, 1937 in Book 110, page 603, Deed Records. 4) Declaration of Conditions and Restrictions imposed by instrument recorded July 21, 1965 in Book M-65, page 165. 5) The By-Laws, including terms and provisions thereof, recorded May 22, 1974 in Book M-74, page 6382. 6) Notice of Road Maintenance Assessment and Dues recorded December 8, 1986 in Book M-86, page 22553.

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 \$7,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

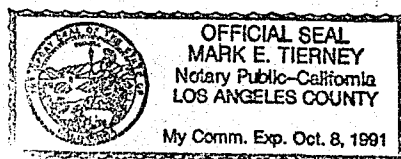
IN WITNESS WHEREOF, the grantor has executed this instrument this 17th day of January, 1991.

Mary Gago
MARY GAGO

STATE OF CALIFORNIA, County of LOS ANGELES)ss.

On this 24th day of January, 1991, personally appeared the above named MARY GAGO and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: Mark Tierney
Notary Public for California
My Commission Expires: Oct 8, 1991



791 JAN 24 AM 10 53

W. C. O. 33.333
MARSHALL 1750

Aspen
TITLE & ESCROW, INC.

1000 N. W. 10th St.
Portland, Ore. 97227
Phone 523-1234

UNITED STATES DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 30th day
of Jan. A.D., 19 91 at 10:53 o'clock A M., and duly recorded in Vol. M91
of Deeds on Page 1841

Evelyn Biehn County Clerk
By Quilise Mullendore

FEE \$33.00

THIS INSTRUMENT BEING FIRST PRESENTED TO THE CLERK OF THE COUNTY OF KLAMATH, OREGON, FOR RECORDATION, AND THE CLERK OF SAID COUNTY, AFTER REVIEWING THE SAME, AND BEING SATISFIED THAT THE SAME COMPLY WITH THE REQUIREMENTS OF THE ACTS OF THE LEGISLATURE OF THE STATE OF OREGON, HAS HEREBY RECORDED THE SAME IN THE PUBLIC RECORDS OF SAID COUNTY, IN BOOK M91, PAGE 1841.

AND WHEREAS, THE INSTRUMENT BEING FIRST PRESENTED TO THE CLERK OF THE COUNTY OF KLAMATH, OREGON, FOR RECORDATION, WAS A DEED OF GIFT, MADE BY THE SPOUSE OF THE DECEASED, AND THE CLERK OF SAID COUNTY, AFTER REVIEWING THE SAME, AND BEING SATISFIED THAT THE SAME COMPLY WITH THE REQUIREMENTS OF THE ACTS OF THE LEGISLATURE OF THE STATE OF OREGON, HAS HEREBY RECORDED THE SAME IN THE PUBLIC RECORDS OF SAID COUNTY, IN BOOK M91, PAGE 1841.

IN WITNESS WHEREOF, I, the Clerk of the County of Klamath, Oregon, have hereunto set my hand and the seal of said County, at Medford, Oregon, this 30th day of January, 1991.

CLERK OF THE COUNTY OF KLAMATH, OREGON

Quilise Mullendore

Aspen Title Co.

