

26568

Vol. m91 Page 3969
Aspen
 TITLE & ESCROW, INC.

WARRANTY DEED

 AFTER RECORDING RETURN TO:
 WILLIAM D. REYNOLDS

P.O. Box 224
MURRILL OR 97633

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

 EVERETT R. BALL AND BETTIE L. BALL, husband and wife,
 hereinafter called GRANTOR(S), convey(s) to WILLIAM D. REYNOLDS ^(c)
 and FRANCIS D. REYNOLDS and EILEEN M. REYNOLDS, not as tenants in common but
 with full rights, hereinafter called GRANTEE(S), all that real property
 *of survivorship, situated in the County of KLAMATH, State of Oregon, described
 as:

 SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
 THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
 HEREIN....

 "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) Regulations,
 including levies, liens and utility assessments of the City of
 Klamath Falls. 2) Conditions, Restrictions as shown on the
 recorded plat of Fairview Addition to the City of Klamath Falls.

 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
 \$21,000.00.

 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 30th day of January, 1991.

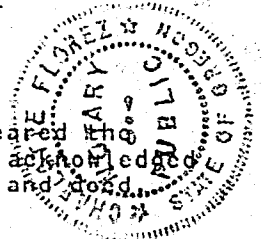
Everett R. Ball
 EVERETT R. BALL

Bettie L. Ball
 BETTIE L. BALL

STATE OF OREGON, County of KLAMATH)ss.

 On this 28th day of January, 1991, personally appeared the
 above named EVERETT R. BALL AND BETTIE L. BALL and acknowledged
 the foregoing instrument to be their voluntary act and deed.

 Before me: Charlotte Stoez
 Notary Public for OREGON

 My Commission Expires: 9-20-93


'91 MAR 5 PM 3 39

 WDR
 SDR
 PDR

The Easterly 55 feet of Lot 12, Block 2, FAIRVIEW ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Northeasterly corner of Lot 12, Block 2 of said Addition; thence Westerly along the South line of Donald Street 55 feet; thence Southerly parallel with Sargent Avenue 50 feet to the South line of said Lot 12; thence Easterly along said South line to the Southeast corner of said Lot 12, which lies in the West line of an alley; thence North along said West alley line 50 feet to the point of beginning.

CODE 1 MAP 3809-29DB TL 9800

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 5th day
of March A.D., 19 91 at 3:39 o'clock PM., and duly recorded in Vol. M91
of Deeds on Page 3969.
Evelyn Biehn, County Clerk
By Pauline Mulendore

FEE \$33.00