

OK

27124

WARRANTY DEED—STATUTORY FORM Vol. 91 Page 4924

RAY CHAMBERLAIN

conveys and warrants to **KAREN W. DISHION**

Grantee, the following described real property free of encumbrances

except as specifically set forth herein situated in **KLAMATH** County, Oregon, to-wit:
Lot 19, Block 6, JACK PINE VILLAGE, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon

TAX #2309-025AO-07600 - KEY #133867

The said property is free from encumbrances except **THOSE SHOWN ON THE REVERSE SIDE IF ANY.**The true consideration for this conveyance is \$ **27,000.00** (Here comply with the requirements of ORS 93.030)Dated this **14th** day of **March**, 19**97**
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.

RAY CHAMBERLAIN

STATE OF OREGON, County of **Marion**This instrument was acknowledged before me on **March 14, 1997**by **RAY CHAMBERLAIN**

(SEAL)

OFFICIAL SEAL
CHRIS L. MASTERS
NOTARY PUBLIC - OREGON
COMMISSION NO. 002522
MY COMMISSION EXPIRES OCT. 25, 1994

Notary Public for Oregon

My commission expires **10-25-94**

WARRANTY DEED

RAY CHAMBERLAIN
KAREN W. DISHIONGRANTOR
GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

KAREN W. DISHION
HC. 32 BOX 125
GILCHRIST, OR. 97737

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/tile/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

4925

RAY CHAMBERLAIN

1. A 20 foot building setback as shown on dedicated plat.

2. Right of way, subject to the terms and provisions thereof, for gas transmission line, recorded September 26, 1960 in Deed Volume 324, page 292, Deed Records of Klamath County, Oregon, in favor of Pacific Gas Transmission Company.

HTAMALIX

Notice of Location Amending Description of Existing Right of Way, dated September 25, 1961 and recorded in Volume 332, page 580, Deed Records of Klamath County, Oregon.

3. Covenants, conditions and restrictions, but omitting restrictions if any, based on race, color, religion or national origin, imposed by instrument, subject to the terms and provisions thereof, recorded May 23, 1969 in Volume M89, page 3870, Microfilm Records of Klamath County, Oregon.

4. Rights of Way, subject to the terms and provisions thereof, given to Pacific Telephone and Telegraph Company in Deed Volume 85, page 65, and Deed Volume 85, page 66, all Deed Records of Klamath County, Oregon, over the W1/2 SE1/4, SE1/4 SW1/4 of Section 24, NE1/4 NW1/4 of Section 25 and SE1/4 NE1/4, W1/2 NE1/4, SE 1/4 NW1/4 of Section 25 for transmission and distribution of electricity.

5. An easement created by instrument, subject to the terms and provisions thereof, Dated: May 19, 1969
Recorded: May 27, 1969
Volume: M69, page 3857, Microfilm Records of Klamath County, Oregon
In favor of: Midstate Electric Cooperative, Inc.
For: Construction and operation of electric distribution line over said addition

RAY CHAMBERLAIN

7. An easement created by instrument, subject to the terms and provisions thereof, Dated: May 19, 1969
Recorded: May 27, 1969
Volume: M69, page 3955, Microfilm Records of Klamath County, Oregon
In favor of: Midstate Electric Cooperative, Inc.
For: Construction and distribution lines over said addition

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 19th day of March A.D., 19 91 at 2:30 o'clock P M., and duly recorded in Vol. M91, of Deeds on Page 4924
By Evelyn Biehn County Clerk
Pauline Mulendaw

FEE \$33.00

Record in book in this county
to be kept in book and county
County Clerk

SALE AS ABOVE