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Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. 991 Page 4933

DORIS TOWNE BELL

convey(s) to RICHARD E. STROUP and DEBBIE L. STROUP, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as:

Lot 38, Block 2, Tract No. 1099, ROLLING HILLS, in the County of
Klamath, State of Oregon.

CODE 170 MAP 3910-19AO TL 2900

"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 DEPART-
MENT TO VERIFY APPROVED USES."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY
DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLAN-
NING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except

SEE ATTACHED EXHIBIT "A"

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 \$ 72,000.00. *However, the actual con-
sideration consists of or includes other property or value given or promised which is ^{the whole} _{part of the} consideration
(indicate which)° (Delete between symbols° if not applicable. See ORS 93.030)

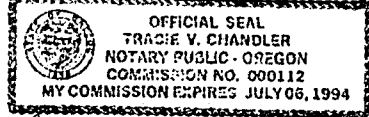
In construing this deed and where the context so requires, the singular includes the plural.
IN WITNESS WHEREOF, the grantor has executed this instrument this 19th day of March,
1991.

Mrs Doris Towne BellSTATE OF OREGON, County of Klamath)ss.

Personally appeared the above named

DORIS TOWNE BELLinstrument to be HER voluntary act and deed.

and acknowledged the foregoing



Before me:

Tracie V. ChandlerNotary Public for OregonMy Commission Expires: 7-6-94

Doris Towne Bell
151 N. Williams Ave., Apt 304
Klamath Falls OR 97601
GRANTOR'S NAME AND ADDRESS
Richard E. & Debbie L. Stroup
16416 Sycamore Ct.
Klamath Falls OR 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath Dist Federal St
540 Main St.
Klamath Falls OR 97601
NAME, ADDRESS, ZIP

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

Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____)ss.

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 document/fee/file/
instrument/microfilm No. _____,
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

NAME

TITLE

By _____

Deputy

EXHIBIT "A"

SUBJECT TO:

1. Conditions, Restrictions as shown on the recorded plat of Tract No. 1099, Rolling Hills.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath County Drainage District.
3. Reservations and restrictions, including the terms and provisions thereof, contained in Deed from the State of Oregon to Chas. S. Moore dated January 18, 1909, recorded January 30, 1909 in Book 25 at Page 472, Deed Records of Klamath County, Oregon, as follows: "Subject to right of way for ditches, canals, and reservoir sites for irrigation purposes constructed by the authority of the United States."
4. Articles of Incorporation of the Rolling Hills Road and Drainage Association, including the terms and provisions thereof:

Recorded: October 15, 1974

Book: M-74

Page: 13469

(Yearly assessment is \$24.00)

Said Covenants, Conditions and Restrictions set forth above contain, among other things, levies and assessments of Rolling Hills Road & Drainage Association.

5. Declaration of Conditions and Restrictions, but omitting any restrictions based on race, color, religion or national origin appearing of record:

Recorded: October 16, 1974

Book: M-74

Page: 13496

As amended by instrument:

Recorded: October 1, 1975

Book: M-75

Page: 11919

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 19th day
of March A.D., 19 91 at 3:28 o'clock P.M., and duly recorded in Vol. M91,
of Deeds on Page 4933.

FEE \$33.00

Evelyn Biehn. County Clerk

By Pauline Mueller