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Aspen

TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. M91 Page 11967

SIDNEY H. LUMPKIN and LINDA M. LUMPKIN, husband and wife

convey(s) to HAROLD J. ATKINSON and MARILYN L. ATKINSON, hereinafter called grantor, husband and wifeCounty of Klamath, State of Oregon, described as: all that real property situated in the

Lot 13, Block 11, FOURTH ADDITION TO WINEMA GARDENS, in the County of Klamath, State of Oregon.

CODE 143 MAP 3909-1AB TL 3000

91 JUN 21 PM 3 40

"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."

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 PLANNING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and those apparent on the land. 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 \$ 84,500.00. However, the actual consideration 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.

19 91. IN WITNESS WHEREOF, the grantor has executed this instrument this 21st day of June.STATE OF OREGON, County of Klamath ss.

Personally appeared the above named Sidney H. Lumpkin and Linda M. Lumpkin and acknowledged the foregoing instrument to be THEIR voluntary act and deed.



Before me: Tracie V. Chandler
Notary Public for Oregon
My Commission Expires: 7-6-94

Sidney H. Lumpkin
20010 El Mesado
Klamath Falls OR 97601
GRANTOR'S NAME AND ADDRESS
Harold J. Marilyn L. Atkinson
1016 S. 1st St. N.W.
Klamath Falls OR 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath Trust Federal Svc
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, ss.

County of Klamath

I certify that the within instrument was received for record on the 21st day of June, 19 91, at 3:40 o'clock P. M., and recorded in book/reel/volume No. M91 on page 11967 or as document/fee/file/instrument/microfilm No. 31010, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Pauline Mullendare Deputy

Fee \$28.00

FORM 685-2.5M