

33138

WARRANTY DEED—STATUTORY FORM  
INDIVIDUAL GRANTOR

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KEITH LEAVITT and MARY ANN LEAVITT, as tenants by the entirety as to an undivided 1/2 interest and TREVOR K. RUSSELL and VIVIAN E. RUSSELL, as tenants by the entirety as Grantor, conveys and warrants to DAVID L. LOWE and KAREN L. LOWE, Husband and Wife.

Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in KLAMATH County, Oregon, to-wit: Lot 3 in Block 2 of Plat No. 1222, STAGECOACH ACRES, accordingly to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

\*to an undivided 1/2 interest as tenants in common

TAX #2309 01200 00900 (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)  
The said property is free from encumbrances except THOSE SHOWN ON THE REVERSE SIDE IF ANY

The true consideration for this conveyance is \$ 15,000.00 (Here comply with the requirements of ORS 93.030)

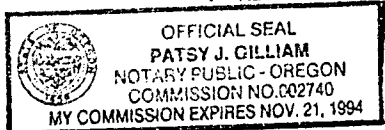
Dated this 8<sup>th</sup> day of August, 1991.

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.

KEITH LEAVITT MARY ANN LEAVITT  
TREVOR K. RUSSELL VIVIAN E. RUSSELL

STATE OF OREGON, County of Lane

This instrument was acknowledged before me on August 8, 1991, by KEITH LEAVITT, MARY ANN LEAVITT, TREVOR K. RUSSELL, VIVIAN E. RUSSELL



Notary Public for Oregon  
My commission expires 11-21-94

WARRANTY DEED

GRANTOR  
KEITH LEAVITT  
DAVID L. LOWE

GRANTEE  
GRANTEE

GRANTEE'S ADDRESS, ZIP  
After recording return to:

DAVID L. LOWE  
KAREN L. LOWE  
5020 N.E. HWY 20  
CORVALLIS, OR. 97330

NAME, ADDRESS, ZIP

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

SAME AS ABOVE SR9949VV

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/file/instrument/microfilm/reception No. Record of Deeds of said county. Witness my hand and seal of County affixed.

NAME TITLE  
By Deputy

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15958

1. Taxes for the fiscal year 1991-1992, a lien not yet due and payable.  
Account No.: 2309 012C0 0900` Key No: 817307`
2. Subject to reservations and restrictions as contained in plat dedication, to wit:  
"That we did cause the same to be surveyed and plated as shown on the annexed map and we do for ourselves, our heirs and assigns, hereby dedicate, donate and convey to the public use forever, all streets as shown, said plat being subject to:
  - (1) A minimum setback of 45 feet from all streets and a minimum setback of 25 feet from all side and back lot lines;
  - (2) Permanent residential buildings or mobile homes shall be not less than 400 square feet;
  - (3) A 1 foot reserve strip to Klamath County along the North line of Lots 7 and 8, Block 2;
  - (4) No buildings or obstructions permitted on easements;
  - (5) A road easement as shown on Lot 1, Block 1, and all utility easements as shown.
3. Subject to public utility easement over lots as shown on dedicated plat.  
(Affects North 16 feet of Lot 3 and the East 16 feet of Lots 2 & 3)
4. Subject to an easement over the Northwest portion of Lot 3 for sewage disposal system appurtenant to Lot 4 of said Block 2.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 13th day  
 of Aug. A.D., 19 91 at 11:48 o'clock AM., and duly recorded in Vol. M91  
 of Deeds on Page 15958  
 Evelyn Biehn - County Clerk  
 By Douglas M. Muelken

FEE \$33.00