


**Aspen**

TITLE &amp; ESCROW, INC.

ASPEN 02037325

## WARRANTY DEED

AFTER RECORDING, RETURN TO:  
 RONALD GENE KLEIN and  
 PATRICIA ELAINE KLEIN  
 39470 Barker Ct.  
 Sandy, OR. 97055

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

THOMAS H. SEIGER and MARTHA C. SEIGER, husband and wife,  
 hereinafter called GRANTOR(S), convey(s) to RONALD GENE KLEIN  
 and PATRICIA ELAINE KLEIN, husband and wife, hereinafter called  
 GRANTEE(S), all that real property situated in the County of  
 Klamath, State of Oregon, described as:

Lot 9 in Block 38 of SIXTH ADDITION TO KLAMATH RIVER ACRES, in  
 the County of Klamath, State of Oregon.

Code 97, Map 3907-25AO, Tax Lot 1600.

"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 covenants, conditions,  
 restrictions, reservations, rights, rights of way and easements  
 of record, if any, and apparent upon 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  
 \$12,000.00.

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 12th day of August, 1991.

Thomas H. Seiger  
 THOMAS H. SEIGER

Martina C. Seiger  
 MARTHA C. SEIGER

STATE OF OREGON, County of Klamath)ss.

On this 20<sup>th</sup> day of August, 1991, personally appeared the above  
 named THOMAS H. SEIGER and MARTHA C. SEIGER and acknowledged  
 the foregoing instrument to be their voluntary act and deed.

Before me, Andria Handa  
 Notary Public for Oregon  
 My Commission Expires: 7-23-93

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 20th day  
 of Aug. A.D. 19 91 at 10:44 o'clock A.M., and duly recorded in Vol. M91  
 of Deeds on Page 16536.

FEE \$28.00

Evelyn Biehn . County Clerk

By Dan M. Muelhauser