

34106

Loan #0100442931



Aspen

TITLE & ESCROW, INC.

WARRANTY DEED (INDIVIDUAL)

Vol. m91 Page 17653

ATC #37384

DENNIS V. GIBSON and SHARON M. GIBSON, husband and wife

convey(s) to WILLIAM H. MC CADDEN and SHARON L. MC CADDEN, husband and wife, hereinafter called grantor,
all that real property situated in the
County of Klamath, State of Oregon, described as:

Lot 6, Block 2, TWIN RIVER VIEW, in the County of Klamath, State of Oregon.

CODE 118 MAP 3407-35B0 TL 1300

"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 \$ 72,000.00. 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.

IN WITNESS WHEREOF, the grantor has executed this instrument this 29th day of August, 19 91.

Dennis V. Gibson
Dennis V. Gibson

Sharon M. Gibson
Sharon M. Gibson

STATE OF OREGON, County of Benton ss.

September 2, 19 91.

Personally appeared the above named Dennis V. & Sharon M. and acknowledged the foregoing instrument to be a voluntary act and deed.



Before me:

Darryl White
Notary Public for Benton County
My Commission Expires: 4-12-93

Dennis V. Gibson and Sharon M. Gibson

24200 Evergreen Road

Philomath, Oregon 97370

GRANTOR'S NAME AND ADDRESS

William H. McCadden and Sharon L. McCadden

Twin River Drive

Chiloquin, Oregon 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal

2943 S. 6th

Klamath Falls, Oregon 97603

NAME, ADDRESS, ZIP

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

Klamath First Federal

2943 S. 6th St.

Klamath Falls, Oregon 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 4th day of Sept., 19 91, at 3:36 o'clock P. M., and recorded in book/reel/volume No. M91 on page 17653 or as document/fee/title/instrument/microfilm No. 34106, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Debra M. Wessinger Deputy

Fee \$28.00

FORM 885-25M

91 SEP 4 PM 3 36