

AFTER RECORDING RETURN TO:
DEBORAH CHRISTIANSEN

P.O. Box 830
Keno, OR 97627

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

DAVID G. DUFFITT AND JULIE A. DUFFITT, HUSBAND AND WIFE
hereinafter called GRANTOR(S), convey(s) to DEBORAH CHRISTIANSEN
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:

Lot 9, Block 22, Tract No. 1005, FOURTH ADDITION TO KLAMATH
RIVER ACRES, in the County of Klamath, State of Oregon.

CODE 97 MAP 3907-26D0 TL 1700

"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 those apparent upon the land
and Mortgage including the terms and provisions thereof to
secure the amount noted below and other amounts secured
thereunder, if any: Mortgagor: David G. Duffitt and Julie A.
Duffitt, husband and wife; Mortgagee: State of Oregon,
represented and acting by the Director of Veterans' Affairs;
Dated September 13, 1978 and recorded on September 14, 1978 in
Book M-78 at page 20367. WHICH SAID MORTGAGE THE GRANTEE HEREIN
AGREES TO ASSUME AND PAY ACCORDING TO THE TERMS AND PROVISIONS
CONTAINED THEREIN. Statement of Claim for a Mineral interest,
recorded August 5, 1986 in Book M-86 at page 13766.

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
\$48,500.00.

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 10th day of September, 1991.

David G. Duffitt
DAVID G. DUFFITT

Julie A. Duffitt
JULIE A. DUFFITT

STATE OF OREGON, County of KLAMATH)ss.

9/12, 1991

Personally appeared the above named DAVID G. DUFFITT AND JULIE
A. DUFFITT and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me, Andrea Standen
Notary Public for OREGON

My Commission Expires: 7/23/93

18181

18170

18170

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 13th day
of Sept. A.D., 19 91 at 10:11 o'clock A M., and duly recorded in Vol. M91
of Deeds on Page 18469

FEE \$33.00

Evelyn Bielma County Clerk

By Barbara Mullen