



AFTER RECORDING RETURN TO:
Mr. George R. Grubb
14040 KENO TERRACE
KLAMATH FALLS, OR.

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

DEXTER A. DEWEY and ROBIN L. LUCAS, hereinafter called
GRANTOR(S), convey(s) to GEORGE R. GRUBB, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 1 in Block 89 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH
FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-29CB, Tax Lot 2700.

"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:

- 1) Covenants, conditions, restrictions, reservations, rights,
rights of way and easements of record, if any, and apparent
upon the land.
- 2) Trust Deed, including the terms and provisions thereof,
dated June 7, 1973 and recorded June 8, 1973 in Book M-73,
page 7677, Klamath County Mortgage records, in favor of
Firstbank Mortgage Corporation, and by mesne assignments,
assigned to Rousseau Mortgage Corporation, which Trust Deed
the Grantee herein agrees to assume and pay according to the
terms contained therein.

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
\$75,000.00.

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 7th day of January, 1992.

X Dexter A. Dewey
DEXTER A. DEWEY

X Robin L. Lucas
ROBIN L. LUCAS

STATE OF Oregon, County of Lane

On this 10th day of January, 1992, personally appeared DEXTER A. DEWEY and ROBIN L. LUCAS and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me: Sally E. Meadow

Notary Public for h.c.c.

My Commission Expires: 2-20-92

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 21st day
of Jan. A.D. 19 92 at 11:00 o'clock A.M., and duly recorded in Vol. M92,
of Deeds on Page 1202

Evelyn Biehn

County Clerk

By Audene Mullendore

FEE \$28.00