

0900414533

40179

38015
Aspen
 TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. m92 Page 1509

ROBIN R. DE BRULER

convey(s) to FERN M. MUSGROVE, hereinafter called grantor,County of Klamath, State of Oregon, described as:

Lot 9, Block 3, FIRST ADDITION TO WINEMA GARDENS, in the County of Klamath, State of Oregon.

CODE 143 MAP 3909-1BA TL 3800

"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 \$ 58,340.00. *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 24th day of January, 19 92.

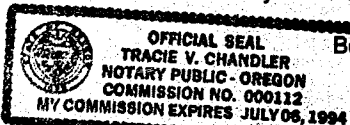
Robin R DeBruler

STATE OF OREGON, County of Klamath)ss.January 24, 19 92.

Personally appeared the above named

Robin R. DeBrulerinstrument to be her voluntary act and deed.

and acknowledged the foregoing



Before me:

Notary Public for OregonMy Commission Expires: 7-6-94Robin R. DeBruler4632 DeftwoodKlamath Falls, OR

GRANTOR'S NAME AND ADDRESS

Fern M. Musgrove1713 Patterson St.Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal Savings & Loan540 Main St.Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 24th day of Jan., 19 92, at 10:49 o'clock AM., and recorded in book/reel/volume No. M92 on page 1509 or as document/fee/file/instrument/microfilm No. 40179, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
 NAME TITLE

By Pauline Muelendor, Deputy

Fee \$28.00

FORM 685-2.5M

92 JAN 24 AM 10 49
 92 JAN 24 AM 10 49