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Vol. m92 Page 1625**Aspen**  
TITLE & ESCROW, INC.

## WARRANTY DEED

AFTER RECORDING RETURN TO:  
DAREN L. BURT  
ZINA A. BURT  
6216 SHASTA WAY  
Klamath Falls, OR 97603

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

RITA F. COLLINS, hereinafter called GRANTOR(S), convey(s) to  
DAREN L. BURT AND ZINA A. BURT, husband and wife, hereinafter  
called GRANTEE(S), all that real property situated in the County  
of Klamath, State of Oregon, described as:

Lot 1, Block 3, FIRST ADDITION TO WINEMA GARDENS, in the County  
of Klamath, State of Oregon.

CODE 143 MAP 3909-1BA TL 3700

"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  
\$70,000.00.

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 23rd day of January, 1992.

Rita F. Collins  
RITA F. COLLINS

STATE OF OREGON, County of Klamath)ss.

ON JANUARY 24, 1992, personally appeared RITA F. COLLINS and  
acknowledged the foregoing instrument to be their voluntary act  
and deed.

Before me, Andrea Handsaker  
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 27th day  
of Jan. A.D., 19 92 at 10:59 o'clock A M., and duly recorded in Vol. M92,  
of Deeds on Page 1625.

FEE \$28.00

Evelyn Biehn County Clerk

By Pauline Muelendorp

59 JAN 27 1992