

#01038178  
WARRANTY DEED

AFTER RECORDING RETURN TO:  
MR. AND MRS. ARTHUR C. ROBINSON  
1831 Kimberly Drive  
Klamath Falls, OR 97603

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

RONALD E. DOWELL, hereinafter called GRANTOR(S), convey(s) to  
ARTHUR C. ROBINSON and A. RUTH ROBINSON, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:

Lot 7, Block 13, FOURTH ADDITION TO WINEMA GARDENS, in the  
County of Klamath, State of Oregon.

CODE 143 MAP 3909-1AB TAX LOT 700

"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." *RCB all*

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  
\$97,000.00.

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 4th day of March 1992.

*Ronald E. Dowell*  
RONALD E. DOWELL

STATE OF OREGON, County of Klamath)ss

April  
~~March~~ 9, 1992

Personally appeared the above named RONALD E. DOWELL and  
acknowledged the foregoing instrument to be his voluntary act  
and deed.

Before me, *Barlene Addington*  
Notary Public for Oregon  
My Commission Expires: 3-22-93

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 10th day  
of April A.D. 19 92 at 10:43 o'clock A M., and duly recorded in Vol. M92  
of Deeds on Page 7493

FEE \$30.00

Evelyn Biehn

County Clerk

By *Pauline Mullendore*