



43759

Aspen
TITLE & ESCROW, INC.#02038336
WARRANTY DEEDVol. 92 Page 8428

AFTER RECORDING RETURN TO:

G. FRED GEORGE

RUTH E. GEORGE

P.O. BOX 7652KLAMATH FALLSOREGON 97602UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVETHOMAS E. O'HARRA hereinafter called GRANTOR(S), convey(s) to G.
FRED GEORGE AND RUTH E. GEORGE, HUSBAND AND WIFE hereinafter
called GRANTEE(S), all that real property situated in the County
of KLAMATH, State of Oregon, described as:A parcel of land situated in Lot 11, Block 1, "Subdivision of
Blocks 2B & 3, HOMEDALE", in the County of Klamath, State of
Oregon, more particularly described as follows:Beginning at a 1/2 inch iron pipe marking the Southwest corner
of said Lot 11; thence North 00 degrees 20' East along the West
line of said Lot 11 and the East line of Homedale Road a
distance of 89.10 feet to a 5/8 inch iron pin; thence South 88
degrees 21' 30" East a distance of 38.20 feet to a 5/8 inch iron
pin on the Northerly line of said Lot 11; thence South 62
degrees 03' East along the Northerly line of said Lot 11 a
distance of 154.80 feet, more or less, to a 5/8 inch iron pin
that is North 62 degrees 03' West a distance of 260.00 feet from
the Northeast corner of said Lot 11; thence South 16 degrees
51' West a distance of 104.20 feet to a one-inch pipe on the
Southerly line of said Lot 11 as said line is shown on the
official subdivision plat, said point being North 59 degrees 53'
West a distance of 300.00 feet from the Southeast corner of
said Lot 11; thence North 59 degrees 53' West along said
Southerly line of Lot 11 a distance of 167.94 feet (Record plat
distance is 167.80 feet) to the point of beginning.EXCEPTING THEREFROM the Southwesterly 5 feet taken for widening
of Leland Drive in Ordinance recorded July 1, 1965 in Book 362 at
Page 561, Deed Records of Klamath County, Oregon.CODE 41 MAP 3909-11AA TL 6900
CODE 41 MAP 3909-11AA TL 7000"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 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
\$100,000.00.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 16th day of April, 1992.Thomas E. O'Harra
THOMAS E. O'HARRA

Continued on next page

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D.F.G.
R.E.A.

INVOICE BY DELIVERY

8429

WARRANTY DEED

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THE STATE OF OREGON, County of Klamath)ss.

IN WITNESS WHEREOF, the said County Clerk has hereunto set her hand and the seal of said County at Medford, Oregon, this 17th day of April, 1992.

STATE OF OREGON, County of KLAMATH)ss.

April 17, 1992

Personally appeared the above named THOMAS E. O'HARRA and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me, Pauline P. Addington
Notary Public for OREGON

My Commission Expires: 3-22-93

VERIFICATION OF DEED

Subscribed to by COMRA DEWING, DEEDSMAN TO ALPHABETICALLY LISTED BY TITLE OF THE EXHIBITS PRODUCED BY THE DEEDSMAN, BEFORE SIGNING AND RECEIVING THIS INSTRUMENT.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title the 20th day of April A.D., 19 92 at 3:56 o'clock P.M., and duly recorded in Vol. M92 of Deeds on Page 8428.

FEE \$35.00

Evelyn Biehn
By Pauline P. Addington County Clerk

NOTARIAL PUBLIC STATE OF OREGON, County of Klamath, do hereby certify that the foregoing instrument was subscribed to by THOMAS E. O'HARRA, and acknowledged by him to be his voluntary act and deed, before me, Pauline P. Addington, Notary Public for Oregon, on the 17th day of April, 1992, at Medford, Oregon. My Commission Expires 3-22-93.

Subscribed to by COMRA DEWING, DEEDSMAN TO ALPHABETICALLY LISTED BY TITLE OF THE EXHIBITS PRODUCED BY THE DEEDSMAN, BEFORE SIGNING AND RECEIVING THIS INSTRUMENT.

IN WITNESS WHEREOF, the said County Clerk has hereunto set her hand and the seal of said County at Medford, Oregon, this 17th day of April, 1992.

Subscribed to by COMRA DEWING, DEEDSMAN TO ALPHABETICALLY LISTED BY TITLE OF THE EXHIBITS PRODUCED BY THE DEEDSMAN, BEFORE SIGNING AND RECEIVING THIS INSTRUMENT.

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WITNESSES MY HAND AND SEAL OF OFFICE

Pauline P. Addington

NOTARIAL PUBLIC STATE OF OREGON, County of Klamath, do hereby certify that the foregoing instrument was subscribed to by THOMAS E. O'HARRA, and acknowledged by him to be his voluntary act and deed, before me, Pauline P. Addington, Notary Public for Oregon, on the 17th day of April, 1992, at Medford, Oregon. My Commission Expires 3-22-93.

13.22

APR 20 1992