



45156

02038487

Vol. m92 Page 10980

Aspen
TITLE & ESCROW, INC.

WARRANTY DEED

02 MAY 93 PM 3 28

AFTER RECORDING RETURN TO:
WILLIAM T. WARNER
ADA M. WARNER

5340 Pepper Ave.
Klamath Falls, OR 97601

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

GERALD L. VAN HORN AND HELEN VAN HORN, HUSBAND AND WIFE
hereinafter called GRANTOR(S), convey(s) to WILLIAM T. WARNER
AND ADA M. WARNER, HUSBAND AND WIFE hereinafter called
GRANTEE(S), all that real property situated in the County of
KLAMATH, State of Oregon, described as:

Lot 67, Block 40, WEST KLAMATH, in the County of Klamath, State
of Oregon.

CODE 7 MAP 3908-13DA TL 5000

W.T.W.
(i m.w.)

"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
\$26,000.00.

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 19th day of May, 1992.

Gerald L. Van Horn
GERALD L. VAN HORN

Helen Van Horn
HELEN VAN HORN

STATE OF OREGON, County of KLAMATH)ss.

May 30; 1992

Personally appeared the above named GERALD L. VAN HORN AND HELEN
VAN HORN and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me, Linda Handesher
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 20th day
of May A.D. 19 92 at 3:28 o'clock P.M. and duly recorded in Vol. M92
of Deeds on Page 10980.

FEE \$30.00

Evelyn Biehn . County Clerk
By Darius M. ...