

48554

38732  
**Aspen**  
 TITLE & ESCROW, INC.  
**WARRANTY DEED (INDIVIDUAL)**

Vol. 17460 Page 17460

GERALD V. BREEDLOVE, hereinafter called grantor,  
 convey(s) to MARGO L. MAC FARLANE all that real property situated in the  
 County of Klamath, State of Oregon, described as:

Lot 19, Block 35, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS,  
 in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-28BC TL 6900

"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 \$ 54,000.00. However, the actual consideration consists of or includes other property or value given or promised which is <sup>the whole</sup> <sub>part of the</sub> 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 28th day of July,  
 19 92.

Gerald V. Breedlove

CALIFORNIA  
 STATE OF OREGON, County of San Bernardino ss.  
July 28, 19 92.

Personally appeared the above named Gerald V. Breedlove



instrument to be his voluntary act and deed.

Before me:

Helen C. Meier  
 Notary Public for California  
 My Commission Expires: 10-14-95

Gerald V. Breedlove  
c/o ComPart  
13263 Yorba, Chino, CA 91710  
 GRANTOR'S NAME AND ADDRESS

Margo L. MacFarlane  
1941 Manzanita St.  
Klamath Falls, OR 97601  
 GRANTEE'S NAME AND ADDRESS

After recording return to:  
Klamath First Federal Savings & Loan  
540 Main St.  
Klamath Falls, OR 97601  
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
Klamath First Federal Savings & Loan  
540 Main St.  
Klamath Falls, OR 97601  
 NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath  
 I certify that the within instrument was received for record on the 5th day of Aug., 19 92,

at 2:15 o'clock P. M., and recorded in book/reel/volume No. 192 on page 17460 or as document/file/instrument/microfilm No. 48554, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
 NAME TITLE

By Daniel D. Biehn Deputy

Fee \$30.00

FORM 685-2.5M