

50610

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

Vol. 1992 Page 20961

GERALD V. BREEDLOVE, hereinafter called grantor,  
convey(s) to HARRY J. HALEY and DORIS S. HALEY, husband and wife  
County of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

"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 \$ 55,000.00. \*However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which)\* (Delete between symbols; if not applicable. See ORS 93.030)

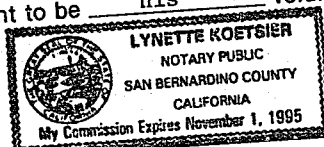
In construing this deed and where the context so requires, the singular includes the plural.  
IN WITNESS WHEREOF, the grantor has executed this instrument this 19 day of August, 19 92.

*Gerald V. Breedlove*

CALIFORNIA  
STATE OF ~~OREGON~~, County of San Bernardino )ss.  
~~August~~ September 10, 19 92

Personally appeared the above named Gerald V. Breedlove and acknowledged the foregoing

instrument to be his voluntary act and deed.



Before me: *Lynette Koetsier*  
Notary Public for California  
My Commission Expires: 11-1-95

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

Harry J. and Doris S. Haley  
125 Eldorado Blvd.  
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

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, ss.  
County of \_\_\_\_\_  
I certify that the within instrument  
was received for record on the \_\_\_\_\_ day  
of \_\_\_\_\_, 19 \_\_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book/reel/volume No. \_\_\_\_\_ on  
page \_\_\_\_\_ or as document/fee/file/  
instrument/microfilm No. \_\_\_\_\_,  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

By \_\_\_\_\_ TITLE  
Deputy

92 SEP 14 PM 3 06

EXHIBIT "A"

Lots 2, 3 and 4, Block 4, WILLIAMS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.  
LESS AND EXCEPT the North 10 feet of Lot 2, Block 4, WILLIAMS ADDITION. ALSO LESS & EXCEPT the following:

A portion of Lots 2, 3 and 4, Block 4, WILLIAMS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point on the East line of Lot 2, Block 4, of said Williams Addition, said point being South 01 degree 36' 00" West 10.00 feet from the Northeast corner of Lot 2; thence North 88 degrees 44' 52" West 36.00 feet along a line parallel with and 10 feet Southerly of the North line of said Lot 2; thence South 01 degree 36' 00" West 109.68 feet along a line parallel with and 36 feet Westerly of the East line of said Block 4, to a point on the South line of Lot 4; thence South 88 degrees 45' 51" East 36.00 feet along said South line to the Southeast corner of Lot 4; thence North 01 degree 36' 00" East 109.67 feet along the East line of said Block 4 to the point of beginning.

LESS AND EXCEPT a portion of Lot 4, Block 4, WILLIAMS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon and being more particularly described as follows:

Beginning at a point on the South line of Lot 4, Block 4 of said Williams Addition, said point being North 88 degrees 45' 51" West 36.00 feet from the Southeast corner of Lot 4; thence North 88 degrees 45' 51" West 42.70 feet along said South line of Lot 4; thence North 01 degree 36' 00" East 3.65 feet; thence South 88 degrees 45' 51" East 42.70 feet along a line parallel with and 3.65 feet Northerly of the South line of said Lot 4; thence South 01 degree 36' 00" West 3.65 feet along a line parallel with and 36 feet Westerly of the East line of Lot 4 to the point of beginning.

TOGETHER WITH that certain well agreement between Richard F. Bogatay and Tamyra Bogatay, husband and wife; and Gerald V. Breedlove, recorded February 1, 1991 in Book M-91 at Page 3800, and re-recorded March 15, 1991 in Book M-91 at Page 4769.

CODE 1 MAP 3809-28CD TL 11400

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 14th day  
of September A.D., 19 92 at 3:06 o'clock P M., and duly recorded in Vol. M92,  
of Deeds on Page 20961

Evelyn Biehn County Clerk  
By Berntha A. Hetch

FEE \$35.00