


51146

92 SEP 23 PM 3 33

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# Aspen

TITLE & ESCROW, INC.  
WARRANTY DEED (INDIVIDUAL)

WILLIAM C. BROWN and HELEN M. BROWN, husband and wife  
convey(s) to WILLIAM GENE HARDIN and SANDRA MAYE HARDIN, husband and wife, hereinafter called grantor,  
County of Klamath, State of Oregon, described as:  
all that real property situated in the

The North 60 feet of Lot 3, TONATEE HOMES, in the County of Klamath,  
State of Oregon.

CODE 41 MAP 3909-11CC TL 5900

"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 \$ 38,900.00. \*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 September, 19 92.

Washington  
STATE OF OREGON, County of Clark, 19 92  
Sept 21  
Personally appeared the above named WILLIAM G. Brown and Helen M. Brown and acknowledged the foregoing instrument to be their voluntary act and deed.

MARLA SAYERS  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
MAY 5, 1994

Before me: Marla Sayers

Notary Public for  
My Commission Expires: 5-5-94

William C. Brown  
Helen M. Brown  
C/O KFF  
GRANTOR'S NAME AND ADDRESS  
William Gene Hardin  
Sandra Maye Hardin  
C/O KFF  
GRANTEE'S NAME AND ADDRESS  
After recording return to:  
Klamath First Federal S&LA  
2943 South Sixth Street  
Klamath Falls, OR 97603  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
Klamath First Federal S&LA  
2943 South Sixth Street  
Klamath Falls, OR 97603  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.  
I certify that the within instrument was received for record on the 23rd day of Sept., 19 92, at 3:33 o'clock P. M., and recorded in book/reel/volume No. M92 on page 21972 or as document/fee/file/instrument/microfilm No. 51146, Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE  
By Debra M. Mulder Deputy

Fee \$30.00