

52590

Vol. 92 Page 24608



Aspen
TITLE & ESCROW, INC.

#01039073
WARRANTY DEED

AFTER RECORDING RETURN TO:

DOUGLAS E. WESCOTT
CECELIA A. WESCOTT
P.O. Box 340
BEATTY, OR 97621

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

LEE BEN DAVIS AKA LEE B. DAVIS and KATHERINE E. DAVIS, husband and wife hereinafter called GRANTOR(S), convey(s) to DOUGLAS E. WESCOTT and CECELIA A. WESCOTT, husband and wife and LEON R. ANDRIEU and MINNIE R. ANDRIEU, husband and wife, not as tenants in common, but with full rights of survivorship, 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 the SE 1/4 of Section 9, Township 39 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, also being a vacated portion of BOWNE ADDITION TO THE TOWN OF BONANZA, a duly recorded Subdivision in the County of Klamath, State of Oregon, being more particularly described as follows:

Lots 13, 14, 15, 16, 17 and 18, Block 23 and Lots 7, 8, 9, 10, 11, 12, 17 and 18, Block 44 of vacated BOWNE ADDITION TO BONANZA, plus adjacent vacated streets and alleys.

CODE 11 MAP 3911-9DA TL 2400

"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 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 \$25,500.00.

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 20th day of October, 1992.

Lee Ben Davis
LEE BEN DAVIS

Katherine Elinor Davis
KATHERINE ELINOR DAVIS

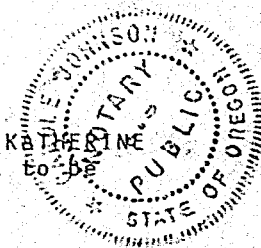
STATE OF OREGON, County of Klamath)ss.

On this 20TH day of October, 1992,

Personally appeared the above named LEE BEN DAVIS and KATHERINE ELINOR DAVIS and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
Notary Public for Oregon
My Commission Expires:

Carol Johnson
1-15-94



60942

Aspen Title & Escrow, Inc.

THIS RECORDING RETURN FOR

BOOKED AT THE CLERK'S OFFICE

ON OCTOBER 1992

THE FOLLOWING INSTRUMENT WAS REQUESTED FOR RECORDING

STATE OF OREGON: COUNTY OF KLAMATH: ss.
Filed for record at request of Aspen Title Co. the 20th day
of Oct. A.D., 19 92 at 3:32 o'clock P. M., and duly recorded in Vol. M92
of Deeds on Page 24608.
By Evelyn Biehn County Clerk
Paula Muelendore

FEE \$35.00

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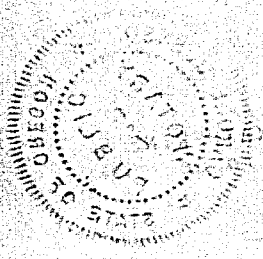
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KATHLEEN ELINOR DAVIS



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