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#01038778

WARRANTY DEED

AFTER RECORDING RETURN TO:

JIM L. EVINS
JACQUELINE E. EVINS
25925 RIDGEVIEW CT.
COLFAX, CA 95713

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

A. KEITH PROCTOR and KAREN LYNN PROCTOR, husband and wife
hereinafter called GRANTOR(S), convey(s) to JIM L. EVINS and
JACQUELINE E. EVINS, husband and wife hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 22, Block 35, FIFTH ADDITION TO KLAMATH RIVER ACRES, in the
County of Klamath, State of Oregon.

Code 21 Map 4008-6BA TL 1900

"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
\$34,500.00.

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 14 day of October 1992.

A. Keith Proctor
A. KEITH PROCTOR

Karen Lynn Proctor
KAREN LYNN PROCTOR

STATE OF HAWAII, County of Hawaii)ss.

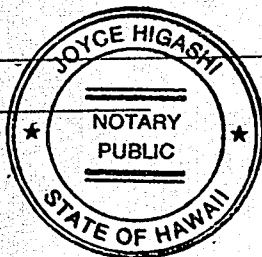
On this 14 day of October, 1992,

Personally appeared the above named A. KEITH PROCTOR and KAREN
LYNN PROCTOR and acknowledged the foregoing instrument to be
their voluntary act and deed.

Before me: [Signature]

Notary Public for Hawaii

My Commission Expires: 8/29/92



Aspen
TITLE & ESCROW, INC.

WARRANTY DEED

WARRANTY DEED

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 22nd day
of Oct. A.D., 19 92 at 3:20 o'clock P. M., and duly recorded in Vol. M92
of Deeds on Page 24811.
By Evelyn Biehn County Clerk
Douglas Mullender

FEE \$35.00

IN WITNESS WHEREOF, the County Clerk has hereunto set her hand and the seal of said County at Medford, Oregon, this 22nd day of October, 1992.

THIS INSTRUMENT WAS NOT ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF KLAMATH, OREGON, AND DOES NOT REPRESENT THE OFFICIAL ACTION OF SAID BOARD. THE SIGNATURE OF THE COUNTY CLERK HEREON IS SOLELY FOR THE PURPOSE OF RECORDING THIS INSTRUMENT IN THE PUBLIC RECORDS OF SAID COUNTY.

THE GRANTEE OF THIS INSTRUMENT IS THE OWNER OF THE PROPERTY DESCRIBED IN THE INSTRUMENT AND IS NOT A MINOR, AN INCOMPETENT PERSON, OR A PERSON UNDER A LEGAL DISABILITY. THE GRANTEE HAS NOT BEEN ADJUDGED TO BE A MINOR, AN INCOMPETENT PERSON, OR A PERSON UNDER A LEGAL DISABILITY BY A COURT OF COMPETENT JURISDICTION.

THE GRANTEE HAS NOT BEEN ADJUDGED TO BE A MINOR, AN INCOMPETENT PERSON, OR A PERSON UNDER A LEGAL DISABILITY BY A COURT OF COMPETENT JURISDICTION.

THE GRANTEE HAS NOT BEEN ADJUDGED TO BE A MINOR, AN INCOMPETENT PERSON, OR A PERSON UNDER A LEGAL DISABILITY BY A COURT OF COMPETENT JURISDICTION.

IN WITNESS WHEREOF, the grantor has executed this instrument this 22nd day of October, 1992.

Karen Lynn Proctor
KAREN LYNN PROCTOR

[Signature]
[Signature]

STATE OF OREGON: County of Klamath

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of said County at Medford, Oregon, this 22nd day of October, 1992.

Personally appeared the above named A. Keith Proctor and Karen Lynn Proctor, and acknowledged the foregoing instrument to be their voluntary act and deed.



8/1/92
[Signature]