

53048

Vol. 1992 Page 25467


# Aspen

TITLE & ESCROW, INC.  
WARRANTY DEED (INDIVIDUAL)

E. CHERI FREUND and FRED R. DEARBORN, hereinafter called grantor,  
convey(s) to KAREN TREAT all that real property situated in the  
County of Klamath, State of Oregon, described as:

Lot 16, Block 1, BEL-AIRE GARDENS, in the County of Klamath,  
State of Oregon.

CODE 41 MAP 3909-2DA TL 4300

"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."

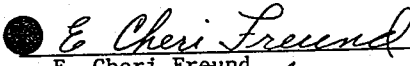
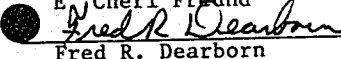
THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

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 \$ 51,900.00. \*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 27 day of October, 19 92.

  
E. Cheri Freund  
  
Fred R. Dearborn

ILLINOIS  
STATE OF OREGON, County of Rock Island ss.

October 27, 19 92.

Personally appeared the above named E. CHERI FREUND & FRED R. DEARBORN and acknowledged the foregoing instrument to be THEIR voluntary act and deed.



Notary Public for ILLINOIS  
My Commission Expires: 12-18-95

E. Cheri Freund  
Fred R. Dearborn  
C/O KFFSL  
GRANTOR'S NAME AND ADDRESS

Karen Treat  
C/O KFFSL  
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

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 29th day of Oct, 19 92, at 11:09 o'clock A.M., and recorded in book/reel/volume No. 192 on page 25467 or as document/fee/file/Instrument/microfilm No. 53048, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE  
By Pauline Mullender, Deputy