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53753

WARRANTY DEED
(Statutory Form)
m72 28729

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GRANTOR: MARGARET CUFF

CONVEYS AND WARRANTS TO

GRANTEE: JACQUES J. BERGMANS

the following described real property free of encumbrances except as specifically set forth herein:

Lot 21 in Block 4 WAGON TRAIL ACREAGES, NUMBER ONE, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax account no: 2309 001A0 07900

SUBJECT TO:

1. Subject to the reservations and restrictions as contained in the dedicated plat of Wagon Trail Acreages No. One First Addition, as on file in the office of the County Clerk of Klamath County, Oregon.
2. Wagon Trail Ranch Homeowners Association, subject to the terms and provisions thereof, as set forth in plat dedication.
3. Covenants, conditions and restrictions, imposed by instrument, recorded August 30, 1972 in Volume M72, page 9766, Microfilm Records of Klamath County, Oregon.
4. Public utilities easements as shown on dedicated plat.

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.

The true and actual consideration for this transfer stated in terms of dollars is \$ **6,000.00**. However, if the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the / the whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of Directors.

GRANTOR: X Margaret Cuff
MARGARET CUFF

DATED: November 6, 1992

Until a change is requested, all tax statements shall be sent to the following address:

Grantee at: P.O. Box 404, Corvallis, OR 97339

STATE OF OREGON, County of Lane ss.

Date: 11-6-92

Personally appeared the above named Margaret Cuff

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Walter L. Cuff

NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES: 6-15-94

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title Co.

on this 10th day of Nov. A.D., 19 92
at 2:54 o'clock P. M. and duly recorded
in Vol. M92 of Deeds Page 26727

Evelyn Biehn County Clerk

By Pauline Mullins
Deputy.

Fee, \$30.00

STATE OF OREGON, County of _____ ss.

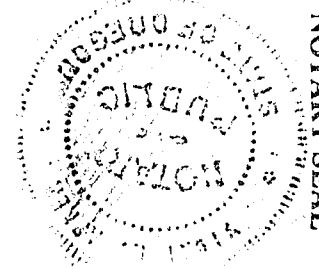
Date: _____

Personally appeared _____, who being
sworn, stated that he/she is the _____ of
grantor corporation and that this instrument was voluntarily signed and sealed on
behalf of the corporation. Before Me:

NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES: _____

NOTARY SEAL



NOTARY SEAL

AFTER RECORDING RETURN TO:

Key Title Co., #27-19030K
P.O. Box 6178, Bend, OR 97708