

93 JAN 14 PM 3 13

55966



Aspen
02039090
WARRANTY DEED

Volume 3 Page 82

AFTER RECORDING RETURN TO:
ROBERT W. FRIEDBERGER
MARY JANE FRIEDBERGER
867 TEHAMA
LODI, CA 95240

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

RICHARD B. CASWELL AND CHRISTOPHER C. KERNS AND JULIE A. KERNS,
hereinafter called GRANTOR(S), convey(s) to ROBERT W.
FRIEDBERGER AND MARY JANE FRIEDBERGER, HUSBAND AND WIFE
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:

Lot 5, DE BIRK HOMES, in the County of Klamath, State of
Oregon.

CODE 41 MAP 3909-1000 TAX LOT 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."

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 upon 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
\$49,000.00.

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 30th day of December, 1992.

Richard B. Caswell
RICHARD B. CASWELL

Christopher C. Kerns
CHRISTOPHER C. KERNS

Julie A. Kerns
JULIE A. KERNS

STATE OF OREGON, County of Klamath ss.

12/30, 1992

Personally appeared the above named RICHARD B. CASWELL AND
CHRISTOPHER C. KERNS AND JULIE A. KERNS and acknowledged the
foregoing instrument to be their voluntary act and deed.

Before me: Genine Johnson
Notary Public for OREGON
My Commission Expires: SEPTEMBER 28, 1996



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 4th day
of Jan. A.D., 19 93 at 3:13 o'clock P. M., and duly recorded in Vol. M93
of Deeds on Page 82

FEE \$30.00

Evelyn Biehn - County Clerk

By Genine Johnson