



# Aspen

TITLE & ESCROW, INC.

ATC  
03039122  
WARRANTY DEED

AFTER RECORDING RETURN TO:  
VICTORIA E. GOSWICK  
KENNETH J. GOSWICK  
1770 CREST  
KLAMATH FALLS, OR 97603

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

WESLEY E. COATES, hereinafter called GRANTOR(S), convey(s) to  
VICTORIA E. GOSWICK AND KENNETH J. GOSWICK, HUSBAND AND WIFE  
hereinafter called GRANTEE(S), all that real property situated  
in the County of KLAMATH, State of Oregon, described as:

Lot 7, MILLER PARK, a re-subdivision of Lots 36, 37, 38, 39, 40  
and 41 and vacated alley of Block F, HOMECREST, in the County of  
Klamath, State of Oregon.

CODE 41 MAP 3909-3AB TAX LOT 3900

"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  
\$42,500.00.

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 23rd day of February, 1993.

Wesley E. Coates  
WESLEY E. COATES

STATE OF OREGON, County of KLAMATH) ss.

2/23, 1993

Personally appeared the above named WESLEY E. COATES and  
acknowledged the foregoing instrument to be his voluntary act  
and deed.

Before me: Janice Johnson  
Notary Public for OREGON  
My Commission Expires: 9/28/96



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow, Inc the 26th day  
of February A.D., 19 93 at 10:26 o'clock A.M., and duly recorded in Vol. M93  
of Deeds on Page 4040.

FEE \$30.00

Evelyn Biehn County Clerk  
By Annette Mueller