

#03039921
WARRANTY DEED

AFTER RECORDING RETURN TO:

WAYNE WATSON
33330 MOLITA HILL RAOD
COTTAGE GROVE, OR 97424UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEWILLIAM T. WARNER and ADA M. WARNER, husband and wife
hereinafter called GRANTOR(S), convey(s) to WAYNE WATSON
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:Lot 67, Block 40, WEST KLAMATH, in the County of Klamath, State
of Oregon.

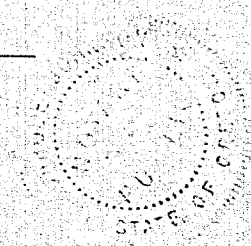
Code 7 Map 3908-13DA TL 5000

RESERVING UNTO GRANTOR A LIFE ESTATE IN THE REAL PROPERTY
LEGALLY DESCRIBED HEREIN.

"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
\$10,365.00.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 19th day of May 1993.William T. Warner
WILLIAM T. WARNERAda M. Warner
ADA M. WARNER

STATE OF OREGON, County of Klamath)ss.

On this 19th day of May, 1993,Personally appeared the above named WILLIAM T. WARNER and ADA M.
WARNER and acknowledged the foregoing instrument to be their
voluntary act and deed.Before me: Charles Johnson
Notary Public for Oregon
My Commission Expires: 1-15-94

WARRANTY DEED

24311342

Aspen Title & Escrow Inc.

RETURN TO: ASPEN TITLE & ESCROW INC.

MAIL ROOM
1000 N. 10TH AVE.
DENVER, CO 80202

IF A CHANGE IS REQUESTED ALL THE
FOLLOWING INFORMATION MUST BE
FURNISHED:

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 19th day
of May A.D. 19 93 at 10:40 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 11341

FEE \$35.00

Evelyn Biehn County Clerk

By Pauline M. Mendenhall

RECORDING OFFICE GRANTOR A LIFE ESTATE IN THE REAL PROPERTY
DESCRIBED HEREIN.

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THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND
REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE
PERSON ACQUIRING THE TITLE TO THE PROPERTY SHOULD CHECK WITH THE
APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY
APPROVED USES.

AND COVENANTS, THAT GRANTOR IS THE OWNER OF THE ABOVE DESCRIBED
PROPERTY, AND OF ALL ENCUMBRANCES, EXCEPT COVENANTS, CONDITIONS,
EASEMENTS, RESERVATIONS, RIGHTS, RIGHTS OF WAY AND EASEMENTS
OF RECORD, IT HAS, AND THAT ARE APPLICABLE TO THE LAND.

GRANTOR WARRANTS AND DEFENDS THE SAME AGAINST ALL PERSONS WHO MAY
CLAIM THE SAME, EXCEPT AS SHOWN ABOVE.

GRANTOR HAS RECEIVED CONSIDERATION FOR THIS TRANSFER AS
SET FORTH IN THE DEED.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 19th day of May 1993.

WITNESSES the undersigned, the County Clerk of Klamath County, Oregon.

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