

#010 39295 WARRANTY DEED

AFTER RECORDING RETURN TO:

DONALD E. BAILEY 5082 Ankeny Klamath Falls OR 97603

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

JOHN L. NOONAN, hereinafter called GRANTOR(S), convey(s) to DONALD E. BAILEY, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

That portion of the East half of the West half of the Southeast Quarter of Section 11, Township 35 South, Range 9 East of the Willamette Meridian, lying Northeasterly of the Northerly right of way line of the Sprague River Highway in the County of Klamath State of Oregon.

Code 8, Map 3509-1100, Tax Lot 1200.

"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 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 \$33,000.00.

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 1st day of June, 1993.

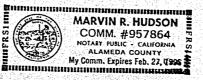
wonan JOHN L. NOONAN

STATE OF CALIFORNIA, County of <u>Alameda</u>)ss.

On June \_\_\_\_\_\_, 1993, personally appeared the above named JOHN L. NOONAN and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Marvin K. M. Notary Public for California

My Commission Expires:



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#7776 37925 Warennik deed

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Filed of	for record at request of Aspen Title co the 15th  June A.D., 19 93 at 11:17 o'clock A.M., and duly recorded in Vol. M93	_ day
FEE	of <u>Deeds</u> on Page 13917 .  Evelyn Biehn - County Clerk  \$35.00 By <u>Rauline Mullendere</u>	
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