

64051

07-02-93A11:11 RCVD

**Aspen**

TITLE & ESCROW, INC.

AFTER RECORDING RETURN TO:

WARRANTY DEED

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JOHN MICHAEL BERAN
 GERALDWIN BERAN
34180 NEARAKA LANE
YUCAIPA, CA 92399

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

ARNOLD A. FRY and EVA M. FRY, husband and wife hereinafter
 called GRANTOR(S), convey(s) to JOHN MICHAEL BERAN and GERALDWIN
 BERAN, husband and wife hereinafter called GRANTEE(S), all that
 real property situated in the County of Klamath, State of
 Oregon, described as:

Lot 4, Block 4, FIRST ADDITION TO KENO WHISPERING PINES, in the
 County of Klamath, State of Oregon.

Code 106 Map 4007-100 TL 400

"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
 \$13,000.00.

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 June 1993.

ARNOLD A. FRY
 ARNOLD A. FRY

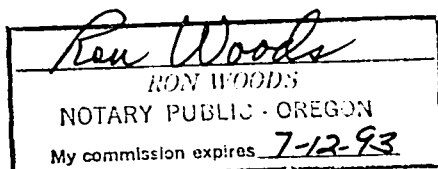
Eva M. Fry
 EVA M. FRY

STATE OF OREGON, County of Klamath)ss.

On this 30 day of JUNE, 1993.

Personally appeared the above named ~~ARNOLD A. FRY and~~ EVA M. FRY
 and acknowledged the foregoing instrument to be ~~their~~ voluntary
 act and deed. HER

Before me: Ron Woods
 Notary Public for Oregon
 My Commission Expires: 7-12-93



STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

Aspen Title Co
 on this 2nd day of July A.D. 19 93
 at 11:11 o'clock A.M. and duly recorded
 in Vol. M93 of Deeds Page 15957

Evelyn Biehn County Clerk

By Deputy

Deputy.

Fee, \$30.00