

K-45500

**STATUTORY WARRANTY DEED**  
(Individual or Corporation)

DONALD J. HOPERICH AND SUZANNE HOPERICH

conveys and warrants to JAMES EARL FLAHERTY AND BETTY LOU FLAHERTY, HUSBAND AND WIFE,  
the following described real property in the County of KLAMATH and State of Oregon.

LOT 6 IN BLOCK 15, FAIRVIEW NO. 2, IN THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

This property is free of liens and encumbrances, EXCEPT:

**SUBJECT TO:**

RESERVATIONS AND RESTRICTIONS OF RECORD, RIGHTS OF WAY, AND EASEMENTS OF RECORD AND THOSE APPARENT UPON THE LAND, CONTRACTS AND/OR LIENS FOR IRRIGATION AND/OR DRAINAGE.

The true consideration for this conveyance is \$ 50,000.00 (Here comply with the requirements of ORS 93.030\*)

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 17th day of August 19 93 If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

DONALD J. HOPERICH

SUZANNE HOPERICH

STATE OF OREGON, County of Klamath ss.

The foregoing instrument was acknowledged before me this 17th day of August 19 93  
by DONALD J. HOPERICH AND  
SUZANNE HOPERICH

Notary Public for Oregon

My commission expires: 12-19-96

After recording return to:

Mr. & Mrs. James Earl Flaherty  
1872 NE Moonglow Way  
Bend, Oregon 97701

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

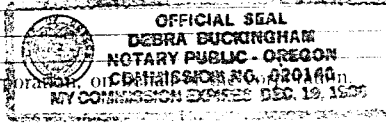
Mr. & Mrs. James Earl Flaherty  
1872 NE Moonglow Way  
Bend, Oregon 97701

## CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of \_\_\_\_\_ ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_

by \_\_\_\_\_ and \_\_\_\_\_  
of \_\_\_\_\_  
a corporation, or \_\_\_\_\_  
MY COMMISSION EXPIRES DEC. 19, 1996



STATE OF OREGON, ss.  
County of Klamath

Filed for record at request of:

Klamath County Title co  
on this 18th day of Aug. A.D. 19 93  
at 10:35 o'clock A.M. and duly recorded  
in Vol. M93 of Deeds Page 20553  
Evelyn Biehn County Clerk  
By Pauline Mulholland  
Deputy.

Fee, \$30.00