



## WARRANTY DEED

#01040564

AFTER RECORDING RETURN TO:

JESUS YUSTE

JOHNELLA J. YUSTE

*802 East Main St.  
Klamath Falls, OR 97601*

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

STEVE ROHRBOUGH and MARCIA L. ROHRBOUGH, husband and wife,  
hereinafter called GRANTOR(S), convey(s) to JESUS YUSTE and  
JOHNELLA J. YUSTE, husband and wife, hereinafter called  
GRANTEE(S), all that real property situated in the County of  
Klamath, State of Oregon, described as:

The Northerly 40 feet of Lots 596 and 597, Block 103, MILLS  
ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath,  
State of Oregon.

Code 1 Map 3809-33AC, Tax Lot 13200

"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, those apparent on the land, Trust Deed  
recorded in Book M-86 at page 13425 and subsequent assignment  
recorded in Book M-89 at page 9274, and Trust Deed recorded in  
Book M-87 at page 9468, which Grantees herein do not agree to  
assume and pay and Grantors hereby hold Grantess harmless  
therefrom.,

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  
\$138,000.00.

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 14th day of October, 1993.

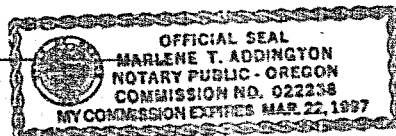
*Steve Rohrbough*  
STEVE ROHRBOUGH

*Marcia L. Rohrbough*  
MARCIA L. ROHRBOUGH

STATE OF OREGON, County of Klamath)ss.

On this 14th day of October, 1993, personally appeared the  
above named STEVE ROHRBOUGH and MARCIA L. ROHRBOUGH and  
acknowledged the foregoing instrument to be their voluntary act  
and deed.

Before me: *Marlene T. Addington*  
Notary Public for Oregon  
My Commission Expires: March 22, 1997.



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10-14-93 P02:56 RCVD

26894

10-14-93 P02:56 RCVD

(330) (MAY 1993)

NOTICE OF RECORDING

10-14-93 P02:56 RCVD

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 14th day  
of Oct. A.D. 19 93 at 2:56 o'clock P M., and duly recorded in Vol. M93  
of Deeds on Page 26893

FEE \$35.00

Evelyn Biehn County Clerk

By Danene M. Mendenhall

...and the ...  
...property situated in the County of  
...described as:

...lot 200 and 201, Block 100, Mills  
...in the County of Klamath.

...lot 13200

...the ...  
...use of the property described in  
...this instrument, the  
...to the property should check with the  
...of county planning department to verify

...the owner of the above described  
...all ...  
...rights of way and easements  
...on the land, Trust Deed  
...and subsequent assignment  
...and Trust Deed recorded in  
...which ...  
...hold ...

...all persons who may  
...except as shown below.

...for this transfer to

...and where the ...  
...the ...

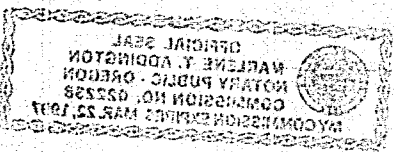
...the ...  
...this instrument

MARCIA L. RORBOUGH

MARCIA L. RORBOUGH

County of Klamath ss.

...personally appeared the  
...and MARCIA L. RORBOUGH and  
...to be their voluntary act



[Signature]