



70207

10-25-93A11:25 RCVD

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WARRANTY DEED

#03040690
AFTER RECORDING RETURN TO:

JEROME F. COMEAU
1787 Davis Rd.
Klamath Falls OR 03

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

WILLIAM L. CAHILL and SUSAN M. CAHILL, husband and wife
hereinafter called GRANTOR(S), convey(s) to JEROME F. COMEAU
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

A portion of Lot 10, Block 12, FOURTH ADDITION TO WINEMA
GARDENS, in the County of Klamath, State of Oregon, described as
follows:

Beginning at the Northwest corner of said Lot 10; thence East on
the North line of said lot a distance of 110 feet to the
Northeast corner thereof; thence South on the East line of said
lot a distance of 74 feet; thence West to a point on the West
line of said lot, said point being South 70 feet from the
Northwest corner thereof; thence North a distance of 70 feet to
the point of beginning.

CODE 143 MAP 3909-1AB TL 2100

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, 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
\$82,900.00.

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 20th day of October, 1993.

William L. Cahill
WILLIAM L. CAHILL

Susan M. Cahill
SUSAN M. CAHILL

STATE OF OREGON, County of Klamath)ss.

On this 20th day of October, 1993,

Personally appeared the above named WILLIAM L. CAHILL and SUSAN M. CAHILL and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me: Mike Johnson
Notary Public for Oregon
My Commission Expires: 1-15-94

27919

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 25th day
of Oct. A.D., 19 93 at 11:25 o'clock A.M., and duly recorded in Vol. M93
of Deeds on Page 27918.

FEE \$35.00

Evelyn Biehn - County Clerk
By Pauline Muelendore