

NA

73803

mtc 31920
WARRANTY DEED—STATUTORY FORM
INDIVIDUAL GRANTOR

Vol. 94 Page 479

DOUGLAS L. ASHBURN

_____, Grantor,
conveys and warrants to: **RONALD M. SNYDER, SR. and RONALD M. SNYDER, JR.**, with the right of
survivorship

_____, Grantee, the following described real property free of encumbrances
except as specifically set forth herein situated in **KLAMATH** County, Oregon, to-wit:
Lot 9 in Block 17, of Tract No. 1061, **SECOND ADDITION TO RIVER PINE ESTATES**, according to
the official plat hereof on file in the office of the County Clerk of Klamath County,
Oregon **MOBILE HOME, LICENSE NUMBER X084089**

TAX #2309-013C0-06100 Key #130389

The property is free from encumbrances except **THOSE SHOWN ON THE REVERSE SIDE IF ANY**

The true consideration for this conveyance is **\$52,000.00** (Here comply with the requirements of ORS 93.030)

Dated this **29TH** day of **DEC.**, 1993.

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 TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Douglas L. Ashburn
DOUGLAS L. ASHBURN

STATE OF OREGON, County of **DESCHUTES**) ss.This instrument was acknowledged before me on **12-29**, 1993.by **DOUGLAS L. ASHBURN**

OFFICIAL SEAL
TERRY LARGE
NOTARY PUBLIC-OREGON
COMMISSION NO. 012737
MY COMMISSION EXPIRES JAN. 26, 1996

Terry Large
Notary Public for Oregon

My commission expires **1-26-96**

WARRANTY DEED

DOUGLAS L. ASHBURN

GRANTOR

RONALD M. SNYDER, SR.

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

RONALD M. SNYDER, SR.

RONALD M. SNYDER, JR.

HC 64 BOX 14

WENDEL, CA 95136

NAME, ADDRESS, ZIP

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

RONALD M. SNYDER, SR.

HC 64 BOX 14

WENDEL, CA 95136

S12888TL

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19_____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/title/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of
County affixed.

NAME

TITLE

By _____ Deputy

1. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, subject to the terms and provisions thereof, recorded in Volume: M71, page 6815, Microfilm Records of Klamath County, Oregon.

2. Reservations and restrictions as contained in plat dedication, to wit:

"said plat being subject to building setback lines and street reservation strip as shown on the annexed plat."

3. A 25 building setback along front of Lots as shown on dedicated plat.

4. An easement created by instrument, subject to the terms and provisions thereof

Dated: June 23, 1972

Recorded: June 23, 1972

Volume: M72, page 6813, Microfilm Records of Klamath County, Oregon

To: Midstate Electric Cooperative, Inc.

For: Maintenance of electrical lines

(Affects S1/2 SW1/4 of Section 13)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 3rd day of Jan A.D. 19 94 at 11:38 o'clock A M., and duly recorded in Vol. M94 of Deeds on Page 47.

FEE \$35.00

Evelyn Biehn - County Clerk

By Orville Mendenhall