01-13-94P03:36 RCVD



# 010 40925 WARRANTY DEED

AFTER RECORDING RETURN TO: Mr. and Mrs. David P. Buffington Route 2, Box 194 97623 Bonanza, OR.

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

WALTER A. FIRESTONE and JANICE M. FIRESTONE, TRUSTEES, UNDER THE FIRESTONE LOVING TRUST DATED JULY 31, 1990, hereinafter called GRANTOR(S), convey(s) to DAVID P. BUFFINGTON and TRINA D. BUFFINGTON, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, desci\_bed as:

Lots 9 and 10. Block 66, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 3, in the County of Klamath, State of Oregon.

Code 114, Map 3811-3BO, Tax Lot 1800 and Code 36, Map 3811-3BO, Tax Lot 1700

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN ALTHIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE ERSON 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 30.390."

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 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 \$69,000.00.

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 10th day of January, 1994.

THE FIRESTONE LOVING TRUST DATED JULY 31, 1990

BY Matter a Livertone Watter A. FIRESTONE, TRUSTEE

mTRUSTEE FIRESTONE, JANICE M.

alteras JANICE M. FIRESTONE

STATE OF OREGON, County of Klamath)ss.

On January 13, 1994, personally appeared Walter A. Firestone and Janice M. Firestone, both for themselves individually and as Trustees of The Firestone Loving Trust dated July 31, 1990, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Warleney
Notary Public for Oregon

My Commission Expires: March 22, 1991

OFFICIAL SEAL MARLENE T. ADDINGTON NOTARY PUBLIC - OREGON COMMISSION NO. 022238 HUMISSION EXPIRES MAR 22, 1

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_ Aspen Title co of Aspen Title co the Litte A.D., 19 94 at 3:36 o'clock P.M., and duly recorded in Vol. M94 Deeds on Page 1493 Evelyn Biehn County Clerk \$35.00 FFF By Dauline Mullengle

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JANICS 4. FIRESTONE, TRUSTEE SELECTIVE CONTRACTOR

JANIOR M. FIRESTONE

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