



75195

01-28-94A10:35 RCVD

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WARRANTY DEED

ASPEN TITLE NO. 01041190

AFTER RECORDING RETURN TO:
HELEN WOLTER and
BRUCE E. BRINK
1643 MANZANITA
KLAMATH FALLS, OR. 97601

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

IREN GERENDY, hereinafter called GRANTOR(S), convey(s) to HELEN WOLTER and BRUCE E. BRINK, mother and son, not as tenants in common, but with full rights of survivorship, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 11 in Block 21 of INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-33AB, Tax Lot 9300

bb
JW
"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 30.390."

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 \$21,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

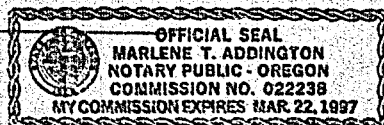
IN WITNESS WHEREOF, the grantor has executed this instrument this 25th day of January, 1994.

Iren Gerendy by Marion Curtis
Attorney in Fact
IREN GERENDY by MARION CURTIS
her attorney in fact

STATE OF OREGON, County of Klamath)ss.

On January 27, 1994, personally appeared MARION CURTIS as Attorney in Fact for Iren Gerendy, and acknowledged the foregoing instrument to be his voluntary act and deed and that of said principal.

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



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 28th day
of Jan A.D. 19 94 at 10:35 o'clock A M., and duly recorded in Vol. M94
of Deeds on Page 3090

FEE \$30.00

Evelyn Biehn - County Clerk

By *Debra M. Mendenhall*