

77432

03-11-94P03:41 RCVD



WARRANTY DEED

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#03041246

AFTER RECORDING RETURN TO:

TIMOTHY M. CONLEY
MELISSA JO CONLEY
1016 ALANDALE STREET
KLAMATH FALLS, OR 97603

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

DEVEN W. BRUNNEMER and MARTHA M. BRUNNEMER, hereinafter called
GRANTOR(S), convey(s) to TIMOTHY M. CONLEY and MELISSA JO
CONLEY, husband and wife, hereinafter called GRANTEE(S), all
that real property situated in the County of Klamath, State of
Oregon, described as:

Lot 22, OLD ORCHARD MANOR IN THE CITY OF KLAMATH FALLS, in the
County of Klamath, State of Oregon.

Code 1 Map 3809-34CB TL 4900

✓
nc "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
\$50,000.00.

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 11th day of March 1994.

Deven W. Brunner
DEVEN W. BRUNNEMER

Martina M. Brunner
MARTHA M. BRUNNEMER

STATE OF OREGON, County of Klamath)ss.

On this 11th day of March, 1994,

Personally appeared the above named DEVEN BRUNNEMER and MARTHA
M. BRUNNEMER and acknowledged the foregoing instrument to be
their voluntary act and deed.

Before me: Carol Johnson
Notary Public for Oregon
My Commission Expires: 1-31-98



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 11th day
of March A.D., 19 94 at 3:41 o'clock P M., and duly recorded in Vol. M94
of Deeds on Page 7624

FEE \$30.00

Evelyn Biehn County Clerk

By Dawnie M. Mendenhall