

79813

04-27-94A11:31 RCVD

Vol 12641 Page 12641**Aspen**

TITLE & ESCROW, INC.

WARRANTY DEED

AFTER RECORDING RETURN TO:

ROLAND HUTCHINGS

1271 White Goose Dr.
Klamath Falls, OR 97601UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEWILLIAM H. REYNOLDS AND MARGIE J. REYNOLDS, hereinafter called
GRANTOR(S), convey(s) to ROLAND HUTCHINGS, A SINGLE MAN
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:Lot 12, Block 35, FIFTH ADDITION TO KLAMATH RIVER ACRES, in the
County of Klamath, State of Oregon.

CODE 21 MAP 4008-68A TAX LOT 900

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
\$32,500.00.

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 25 day of April, 1994.

William H. Reynolds
WILLIAM H. REYNOLDS

Margie J. Reynolds
MARGIE J. REYNOLDS

STATE OF OREGON (Calif.)
County of KLAMATH) ss.
Monterey

The foregoing instrument was acknowledged before me this 25th
day of April, 1994, by WILLIAM H. REYNOLDS AND
MAGIE J. REYNOLDS

Before me: Kelly Allemandi
Notary Public for Calif. County of Monterey
Commission No. 1001251
My Commission Expires: Aug 19, 1997

Kelly Allemandi



RECORD 104-110V

WON 18777777777777777777

81207

1000 YIMAMAY

12642

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 27th day
of April A.D., 19 94 at 11:31 o'clock A M., and duly recorded in Vol. M94
of Deeds on Page 12641.

FEE \$35.00

Evelyn Biehn County Clerk

By Doreen Mullendore

COMM. EXPIRES APR. 18, 1997
NOTARY PUBLIC - CALIFORNIA
MONTEREY COUNTY
JUDITH A. BEVINS