

NA

80654

WARRANTY DEED - STATUTORY FORM
INDIVIDUAL GRANTOR

Vol. 1794 Page 14495

WALLACE WILLIAMS

conveys and warrants to HAROLD ELLIOT, Grantor,

except as specifically set forth herein situated in Klamath County, Oregon, to-wit:
Lot 11 and 12 in Block 9, of Tract No. 1704, LITTLE RIVER RANCH, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TAX ACCT. NO. 2309-002A0-2500 & 2600

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

The true consideration for this conveyance is \$15,000.00 (Here comply with the requirements of ORS 93.030)

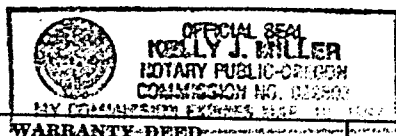
Dated this 5th day of May, 19 94

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.

WALLACE WILLIAMS

STATE OF OREGON, County of Deschutes

This instrument was acknowledged before me on May 5, 19 94, by WALLACE WILLIAMS

Notary Public for Oregon
My commission expires 03/10/97

WARRANTY DEED

WALLACE WILLIAMS

HAROLD ELLIOT

GRANTOR

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

HAROLD ELLIOT

P O BOX 1280

LAPINE, OR 97739

NAME, ADDRESS, ZIP

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

HAROLD ELLIOT

P O BOX 1280

LAPINE, OR 97739

S13229KM

NAME, ADDRESS, ZIP

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/real/volume No. on page or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

SPACE RESERVED
FOR
RECORDER'S USE

1. Covenants, conditions and restrictions as shown on the recorded plat, as follows:

Reservations and restrictions as shown on recorded plat, as follows:
 "fee title to all private ways, streets, roads, private recreation areas, semi-public recreational of service areas and common areas shall be conveyed, by owners, to the Little River Ranch Homeowners Association. Dedicate, donate and convey to Klamath County, Lot 10, Block 5, for public facilities purposes.

5' X 30' Easement required for power guy lines and poles.

10' P.U.E. on all lot lines adjacent to roadway.

5' P.U.E. on each side of all side lot lines.

2. Covenants, conditions, restrictions and easements, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, subject to the terms and provisions thereof, recorded May 28, 1981 in Volume M81 at Page 9488, Microfilm Records of Klamath County, Oregon.

3. Agreement RE Line Extensions subject to the terms and provisions thereof;

Dated: April 16, 1981

Recorded: May 1, 1984

Volume: M84, page 7181, Microfilm Records of Klamath County, Oregon

Between: Midstate Electric Cooperative, Inc. and Little River Ranch

4. Trust Deed, subject to the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein;

Dated: December 27, 1990

Recorded: December 31, 1990

Volume: M90, page 25663, Microfilm Records of Klamath County, Oregon

Amount: \$5,100.00

Grantor: Wallace Williams

Trustee: Bend Title Company

Beneficiary: Louie Alacano and Deanna Alacano

(As to Lot 12)

5. Trust Deed, subject to the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein;

Dated: December 27, 1990

Recorded: December 31, 1990

Volume: M90, page 25667, Microfilm Records of Klamath County, Oregon

Amount: \$5,950.00

Grantor: Wallace Williams

Trustee: Bend Title Company

Beneficiary: Kenneth D. Stevens and Patricia A. Stevens, husband and wife

(As to Lot 11)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 9th day
 of May A.D., 19 94 at 9:53 o'clock AM., and duly recorded in Vol. M94,
 of Deeds on Page 14495.

FEE \$35.00

Evelyn Biehn County Clerk

By Annette Mueller