

Helene R. Mills and Robyn Rossi, as tenants in common

William A. Salade

, hereinafter called grantor, convey(s) to

of Klamath

, State of Oregon, described as:

Lot 49 of FIRST ADDITION TO SPORTSMAN PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

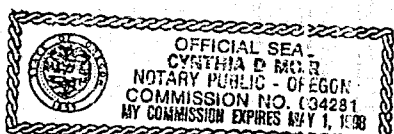
This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county Planning Dept. to verify the approved use and to determine any limits on lawsuits against farming or forest practices as defined in ORS 30.930.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except See attached Exhibit "A"

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 \$ 3,100.00 .*

Dated this 19th day of JULY, 1994



Helene R. Mills
Helene R. Mills
Robyn Rossi
Robyn Rossi

STATE OF OREGON, County of Sherburne) ss.

SEE ATTACHED
HELENE R. MILLS 7/19, 1994 personally appeared the above named
instrument to be HER voluntary act and deed. and acknowledged the foregoing



Before me: Cynthia D. Miller 7-19-94
N. Schmierer
Notary Public for Oregon
My commission expires: 5-22-95

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

Mills and Rossi

TO
Salade

After Recording Return to:
AmPac - Medford

Send tax statements to grantees at:

3070 Bron Circle
Medford, OR 97504

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 _____ on page _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By _____ Title
Deputy

INDIVIDUAL ACKNOWLEDGMENT

State of Oregon
 County of Josephine } ss.

On this the 19th day of July 1994, before me,
Cynthia D. Moir
 the undersigned Notary Public, personally appeared

Helene B. Mills



☐ personally known to me
☒ proved to me on the basis of satisfactory evidence
 to be the person(s) whose name(s) is subscribed to the
 within instrument, and acknowledged that she executed it.
 WITNESS my hand and official seal.

Cynthia D. Moir
 Notary's Signature

ATTENTION NOTARY: Although the information requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to another document.

THIS CERTIFICATE
 MUST BE ATTACHED
 TO THE DOCUMENT
 DESCRIBED AT RIGHT:

Title or Type of Document _____

Number of Pages _____

Date of Document _____

Signer(s) Other Than Named Above _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIACounty of SOLANOOn 7-12-94 before me, N. SCHMIERER, NOTARY PUBLIC
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"personally appeared ROBYN ROSSI
NAME(S) OF SIGNER(S)

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- ☐ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

- ☐ PARTNER(S) ☐ LIMITED
☐ GENERAL

- ☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

SIGNER IS REPRESENTING:
 NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

1. a. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.
- b. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. a. Easements, liens, encumbrances, interests or claims thereof which are not shown by any public records.
- b. Any facts, right, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession hereof.
3. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
4. a. Unpatented mining claims.
- b. Reservations or exceptions in patents or in Acts authorizing the issuance thereof.
- c. Water rights, claims or title to water:
whether or not the matters excepted under (a), (b), or (c) are shown by public record
5. Any lien or right to a lien, for services, labor or materials heretofore or hereafter furnished, imposed by law and not shown by the public records.

6. Reservations as contained in plat dedication of First Addition to Sportsman Park, to wit:

"Subject to 10 foot building setback lines and easements over the rear of all lots for utilities."

7. Agreement, subject to the terms and provisions thereof;

Dated: January 25, 1924

Recorded: February 15, 1924

Volume: 63, page 459 and 460, Microfilm Records of Klamath County, Oregon

For: Operation of the dam and control of the water levels of Upper Klamath Lake

8. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, subject to the terms and provisions thereof.

Recorded: April 30, 1956

Volume: 282, page 506, Deed Records of Klamath County, Oregon

9. Building and use restrictions, subject to the terms and provisions thereof, as disclosed by instrument recorded February 25, 1963 in Volume 343, page 316, Deed Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 22nd day
of July A.D., 1994 at 11:33 o'clock AM., and duly recorded in Vol. M94,
of Deeds on Page 22482.

FEE \$45.00

Evelyn Biehn - County Clerk

By Quilene Milledore