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07-26-94P03:52 RCVD

Vol. 194 Page 22925

## WARRANTY DEED

#01042024

AFTER RECORDING RETURN TO:

CHARLES T. BROOKSHIRE

FRANCES I. BROOKSHIRE

4803 SumacKlamath Falls, OR 97603UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVE

WILLIAM R. SMITH and MARY R. SMITH, husband and wife,  
hereinafter called GRANTOR(S), convey(s) to CHARLES T.  
BROOKSHIRE and FRANCES I. BROOKSHIRE, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:

The South 60 feet of Lots 19, 20, 21, 22, 23 and 24, Block 5,  
ST. FRANCIS PARK, in the County of Klamath, State of Oregon.

Code 41 Map 3909-2CB TL 2800

*5-18-94*  
"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 30.390."

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  
\$90,000.00. "The execution of this deed directly to the Grantee  
named is done at the direction of CLTC Exchange Company as part  
of a tax deferred exchange for the benefit of said Grantee."

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<sup>th</sup> day of July, 1994.

*William R. Smith*  
\_\_\_\_\_  
WILLIAM R. SMITH

*Mary R. Smith*  
\_\_\_\_\_  
MARY R. SMITH

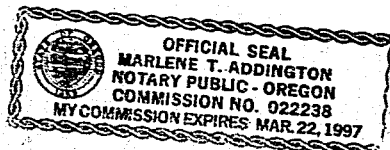
STATE OF OREGON )

County of Klamath )

) ss.

The foregoing instrument was acknowledged before me this 25<sup>th</sup>  
day of July, 1994, by WILLIAM R. SMITH and MARY R. SMITH.

Before me: *Marlene T. Addington*  
\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: 3-22-97



Filed for record at request of Aspen Title Co the 26th day  
of July A.D., 19 94 at 3:52 o'clock P.M., and duly recorded in Vol. M94,  
of Deeds on Page 22925.  
Evelyn Biehn County Clerk  
By Mildred Muelendorfe  
FEE \$35.00

FEE \$35.00

Evelyn Biehn County Clerk  
By Christine Mullendore