08-04-94A11:02 RCYL

WARRANTY DEED

TITLE &\*ESCROW, INC.

ATE #02042069 AFTER RECORDING RETURN TO:

MR. & MRS. ISMAEL O. MORELOS P. O. BOX 147 MERRILL, OR 97633

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

BONNIE B. ANDERSON and DOLORES HOWARD SLADE, who acquired title as DOLORES HOWARD, hereinafter called GRANTOR(S), convey(s) to ISMAEL O. MORELOS and REFUGIO MORELOS, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lots 50, 51 and 52, Block 11, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1 Map 3809-338A Tax Lot 10400

I.M.

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE REGULATIONS. 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 \$10,000.00.

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 21st day of July, 1994.

BONNIE 5.

DOLORES HOWARD

STATE OF OREGON

)ss.

County of Klamath

The foregoing instrument was acknowledged before me this Let day of Luquet, 1994, by BONNIE B. ANDERSON and DOLORES HOWARD SLADE.

Before me: - Readle

Notary Public for Oregon Commission No. <u>2597/</u>

My Commission Expires: フノフタダ

OFFICIAL SEAL SANDRA S. CRANE NOTARY PUBLIC - OREGON COMMISSION NO. 025921 MY COMMISSION EXPRES JULY 07, 1997 THE CAR CARCAST CONTRACTOR

WARRANTY DEED.

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NO. S HES. ISHAEL OF HORELOG Pai kos torty

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Code I was 3809-338A Tax tol 13400

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> ANDERSON BOWNIE

GRANCH bon ords

STATE OF GREEOH

County of Mamath

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