

88195

**Aspen**

TITLE &amp; ESCROW, INC.

09-15-94P03:19 RCVD

WARRANTY DEED

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#01042231

AFTER RECORDING RETURN TO:

BEN E. VAN METER  
 CATHERINE M. VAN METER  
 5325 BEL AIRE DRIVE  
 KLAMATH FALLS, OR 97603

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

BETTY JEAN MCDANIEL, who acquired title as BETTY JEAN SCOTT,  
 hereinafter called GRANTOR(S), convey(s) to BEN E. VAN METER and  
 CATHERINE M. VAN METER, husband and wife, hereinafter called  
 GRANTEE(S), all that real property situated in the County of  
 Klamath, State of Oregon, described as:

Lot 3, Block 1, BEL-AIRE GARDENS, in the County of Klamath,  
 State of Oregon.

Code 41 Map 3909-2DA TL 3000

"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  
 \$72,000.00.

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 13th day of September, 1994.

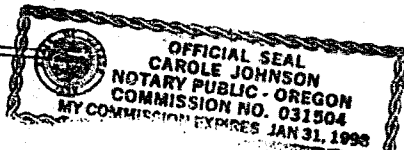
Betty Jean McDaniel  
 BETTY JEAN MCDANIEL

STATE OF OREGON, County of Klamath)ss.

On this 13th day of September, 1994,

Personally appeared the above named BETTY JEAN MCDANIEL and  
 acknowledged the foregoing instrument to be her voluntary act  
 and deed.

Before me: Carole Johnson  
 Notary Public for Oregon  
 My Commission Expires: January 31, 1998



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co  
 of Sept A.D., 19 94 at 3:19 o'clock P M., and duly recorded in Vol. M94 day  
 of Deeds on Page 29117

Evelyn Biehn

By Carole Johnson - County Clerk

FEE \$30.00