

90199

Aspen
TITLE & ESCROW, INC.

10-26-94P03:21 RCVD

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WARRANTY DEED

ASPEN TITLE ESCROW NO. 010-2437

AFTER RECORDING RETURN TO:

KENNETH S. DUGAN

P.O. Box 1119

Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEDAVE L. COOLEY and FREDA DOLORES COOLEY, husband and wife,
hereinafter called GRANTOR(S), convey(s) to KENNETH S. DUGAN,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:Lot 607 in Block 10, MILLS ADDITION TO THE CITY OF KLAMATH
FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-33A, Tax Lot 14800

"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
\$32,000.00.

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 24th day of October, 1994.

Dave L. Cooley
DAVE L. COOLEY

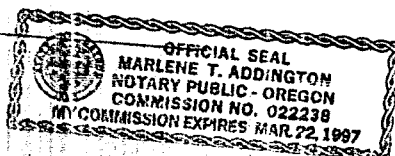
Freda Dolores Cooley
FREDA DOLORES COOLEY

STATE OF OREGON)

County of Klamath) ss.

The foregoing instrument was acknowledged before me this 26th
day of October, 1994, by DAVE L. COOLEY and FREDA DOLORES
COOLEY.

Before me: Marlene T. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1997



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co.
of Oct A.D., 19 94 at 3:21 o'clock P M., and duly recorded in Vol. M94
of Denia on Page 33294

FEE \$30.00

Evelyn Biehn
By Marlene T. Addington County Clerk