90255 10-27-94P01:34 RCVD MCUNTAIN	TITLE COMPANY VOL 194 Page 33384
KNOW ALL MEN BY THESE PRISE TS. That BAIDALL J. JOERR and KATHLEEN M. KERR, as	R rryper The manual by the entirety
the certain real property, with the ten met is, heredita	in a part stated, to grantor paid by, hereinafter called the said grantee and grantee's heirs, successors and assigns, in is and appurtenances thereunto belonging or appertaining, at of Oregon, described as follows, to-wit:
Parcel 2 of Land Partinicu 46-93 b TRACTS, situated in the SU 4/4 of South, Range 9 East of the Willame	al g Lot 8, Block 2 of SHASTA VIEW EN SW 1/4 of Section 36, Township 38 Lte Meridian, Klamath County, Oregon.
"This instrument will not allow use of the property laws and regulations. Before signing a compting this is check with the appropriate city or county planning dep	TITLE COMPANY described in this instrument in violation of applicable land use instrument, the person acquiring fee title to the property should are nent to verify approved uses and to determine any limits on
And said grantor hereby covenants 10 and with said	tee and grantee's heirs, successors and assigns forever. Fra thee and grantee's heirs, successors and assigns, that grantor
record and those apparent upon the land, grantor will warrant and forever defend the said premis	es and every part and parcel thereof against the lawful claims
and demands of all persons whomsoever, except those The true and actual consideration part for this true XXXXXX Provide the true and actual consideration part for this true XXXXXX Provide the true and actual consideration of the true actual XXXXXX Provide the true actual to the	
changes shall be implied to make the provisions hereo in Witness Whereof, the grantor his executed this	req. iires, the singular includes the plural and all grammatical f. a ply equally to corporations and to individuals. ins rument this 2.746 day of 2.0201, 19.94; net and seal affixed by its officers, duly authorized thereto by BANDALL J. KERR RANDALL J. KERR LATHLEEN M. KERR
Fersonally appeared the above named RANDALL J. KERR KATALEEN M. KERR	OFFICIAL SEAL NOTARY PUBLIC: CRECON COMMISSION NO. CIZCEI MY COMMISSION PUBLIC: CRECON
and acknowledged the foregoing intrument to be <u>Alen</u> voluntary act and deed Before me:	T OF OREGON, County of) ss.
Motary Public for Orgon Sector 20 UNISSIGN CONSCIENCE Sector 20 UNISSIGN CONSCIENCE Sector 20 UNISSIGNE Sector	The foregoing instrument was acknowledged before me this , 19, by, president, and by, secretary of
A PART A CORPORATION AND A CO	corporation, on behalf of the corporation. Duty Public for Oregon y Ammission expires: (SEAL)
RANIMEL, J. KERR and KATHELEEN A. GRR. 407 PINE Grove Rd KIGMGTA Dalls OR 971203 GRANDWEINDE ORES	STATE OF OREGON, SS. County of I certify that the within instrument was
REBERT L. JOHNSON and MARY E. JUINSON 6745 EBEI IEN KLADAATA FALLI OR 97602	sweekesseven diversion of the, to, to d
HOBIRT L. JOHNSON and MARY E. JU ENSON G7YT Eberlich KIG math Fall OR 976(3	ros [jilorree] number, seconders uss // lecord of Deeds of said county. Witness my hand and seal of County affixed.
ROBIRT L. JOHNSON and MARY E. JUINSON	Recording Officer
Riamath Falli OR 976 3	By Deputy

**MOUNTAIN TITLE COMPANY** 

MOUNTAIN TRULE COMPANY

The following restrictions are to be recorded as deed restrictions upon the lots offered for sale by Randy and Kathy Kerr,Glen and Joanna Justus,located on Patte--rson Street.

- (1) All Manufactured homes must be ground set on a permanent foundation.
- (2) All double-wide units must have 4/12 pitch roofs.
- (Standard roof pitch allowed on triple-wides)

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- (3) Completion of garage.(attached or detached) is required within six months of occurancy.
- (4) No parking shall bε permitted on blacktop easement, each property owner must provide adequate parking for their own use.
- (5) All dwellings must be a minimum of 1,200 square feet living area.
- (6) All properties must be maintained in a manner to reflect the integrity of the surrourding neighborhood.
- (7) No inoperable vehicles to be allowed in open area of premises for a period exceeding 30 days.
- (8) All parcels in Land Partition # 46-93 and #45-93 to share in all costs and expenses necessary to maintain and repair the private easement presently running through. Each owner shall pay 1/6th of such costs and expenses. Owners to meet at such times and places as necessary to consider expenditures for such repair and maintenance. Owners to vote upon such expenditures, with the owner of each lot having one vote, and the approval of a majority of such owners being necessary to approve any expenditure. To collect money and arrange for repair and maintenance, in a manner as shall be approved by a majority of the owners.

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STATE OF OREGON: COUNTY OF KLAN ATH:

Filed for record at request of	<u>lountain Tile</u> Co	the 27th day
of Oct A.D., 19 94	_at1:34 o'clock P_M., and	day day
of	Deeds on Page	33384
		- County Clerk
FEE \$35.00	By Daul	Mullipday