

98474

04-17-95P03:26 RCVD

2188

Aspen
TITLE & ESCROW, INC.

WARRANTY DEED

Vol. 1195 Page 9614

#03042962

AFTER RECORDING RETURN TO:

KEVIN M. SPIKER

CORY R. SPIKER

11599 SPRING LAKE RD.
KLAMATH FALLS, OR 97601

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

KLAMATH RIVER ACRES OF OREGON, LTD hereinafter called
GRANTOR(S), convey(s) to KEVIN M. SPIKER and CORY R. SPIKER,
husband and wife, hereinafter called GRANTEE(S), all that real
property situated in the County of KLAMATH, State of Oregon,
described as:

Lot 5, Block 16, FIRST ADDITION TO KLAMATH RIVER ACRES, in the
County of Klamath, State of Oregon.

Code 96 Map 3907-25CO TL 4600

"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
\$8,900.00.

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 March, 1995.

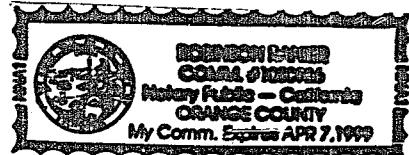
KLAMATH RIVER ACRES OF OREGON, LTD

BY: Benjamin C. Harris
BENJAMIN C. HARRIS, GENERAL PARTNER

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.

APRIL
On March 12TH 1995, before me, Robinson Rame / Notary Public
personally appeared BENJAMIN C. HARRIS, GENERAL PARTNER OF
KLAMATH RIVER ACRES OF OREGON personally known to me (or proved
to me on the basis of satisfactory evidence) to be the person(s)
whose name(s) is/are subscribed to the within instrument and
acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by
his/her/their signature(s) on the instrument the person(s) or
the entity upon behalf of which the person(s) acted, executed
the instrument.
WITNESS my hand and official seal.

Signature Robinson Rame
My commission expires: 4/7/99



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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 17th day
of April A.D., 19 95 at 3:26 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 9614.

FEE \$35.00

By Bernetha G. Letsch, County Clerk

UNOFFICIAL COPY

