

MTC 35850 DS

WARRANTY DEED

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25311

DONALD L. ROBERTS,

Grantor(s) hereby grant, bargain, sell and convey to

DARLENE F. CAIN AND RICHARD M. MURRAY, as ^{tenants in common} ~~grantees~~ ^{7/12 interest}, each as to an undivided
 Grantee(s) and grantee's heirs, successors and assigns the following described
 real property, free of encumbrances except as specifically set forth herein in
 the County of KLAMATH and State of Oregon, to wit:

Lots 1 and 2 in Block 7, ST. FRANCIS PARK, according to the official plat
 thereof on file in the office of the County Clerk of Klamath County,
 Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if
 any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every
 part and parcel thereof against the lawful claims and demands of all persons
 whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is \$ 59,000.00.,

PAID BY AN ACCOMMODATOR PURSUANT TO A 1031 EXCHANGE

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: , 5023 Mazama Drive, Klamath Falls, OR 97603

Dated this 24 day of Aug., 1995

Donald L. Roberts
 DONALD L. ROBERTS



NOTARY ACKNOWLEDGEMENT

STATE OF Oregon
 COUNTY OF Klamath

ss.

Aug. 24 19 95

Personally appeared the above named Donald L. Roberts

and acknowledged the foregoing instrument to be his voluntary act.

Before me:

Dawn Schooler

Notary Public for Oregon

My commission expires 12/20/98

(seal)

Return to:

~~XXXXXXXXXXXXXXXXXXXX~~

DARLENE CAIN & RICHARD M. MURRAY
 5023 MAZAMA DRIVE
 KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mtn Title Co the 19th day
 of Sept A.D., 19 95 at 11:50 o'clock A M., and duly recorded in Vol. M95,
 of Deeds on Page 25311

FEE \$30.00

Bernetha G. Letsch County Clerk
Spencer M. Miley