之(1975年) 2013日 **2013日** 2013日 2013日



WARRANTY DEED
PTC # 95/350

AFTER RECORDING RETURN TO: BRUCE E. BRINK 1643 MANZANITA KLAMATH FALLS, OREGON 97601

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS: HELEN G. WOLTER 1643 MANZANITA KLAMATH FALLS, OREGON 97601

HELEN G. WOLTER and BRUCE E. BRINK, hereinafter called GRANTOR(S), convey(s) to BRUCE E. BRINK, hereinafter called GRANTEE(S), all that real property situated in the County of , State of Oregon, described as:

Lot 12, Block 19, HOT SPRINGS ADDITION to the City of Klamath Falls, Klamath County, Oregon.

Reserving unto Grantors named hereinabove, A Life Estate on the property legally described herein.

"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, contracts and/or liens for irrigation and/or drainage,

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 to convey title.

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 30th day of October 1995. \mathcal{A}

HELEN G. WOLTER

BRUCE E. BRINK

STATE OF OREGON

County of Klamath

OFFICIAL SEAL
DEBRA BUCKINGHAM
NOTARY PUBLIC - OREGON
COMMISSION NO. 020140
MY COMMISSION EXPINES DEC. 19, 1996
BRUCE F. BRINK DARSON 11

unk

On) - , 1995, HELEN G. WOLTER and BRUCE E. BRINK personally appeared before me, who is personally known to me

whose dentity I proved or	the	basis	of	
---------------------------	-----	-------	----	--

whose identity I proved on the oath/affirmation of MVK6981A $D\overline{\text{EEO}}$, a credible witness

to be the signer of the above document, and he/she acknowledged that he/she signed it.

Notary Public for Oregon

30513

THE PERSON OF THE WORLD AND THE



WARRANTY DEED

KLANGAIN ESELS, OREGON 5760) BRUCE E. BRINK 1643 MANZASTIA AFTER RECORDING RETURN TO:

KLAMATH FALLS, OREGON 97661 1643 MANZANETA HELEN E. MULTER UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS:

HELEN G, WOLTER and SRUCE L. BRINK, hereinarcer collecteRANTOR(S); convey(s) to BRUCE E, BRINK, hereinarcer collecteRANTEE(S), all that real property situated in the collected State of Oragon, described as:

Lor 12, Block 19, HOT SPRINGS ADDITION to the Sitt of Alencia Falls, Klamath County, Oregon.

Reserving unto Grantors named hereinabove. And a service property legally described herein.

APPROVED USES AND TO DETERMINE ANY LIMITS ON LANGUIS ANASPER FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30, 300 PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD FACE & OF THE APPROPRIATE CITY OR COUNTY PLAYMING DEPARTMENT TO SHE IT I "THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY OF LIE IN THE THIS ENGINEERT IN VIOLATION OF APPETEASING FAMOURY OF LAND LIE REGULATIONS. REFORE SIGNING OR ACCOPITING THIS FACE HONDER THE DEPARTMENT ACCOUNTS FOR THE THE OPERAL ACCOUNTS ACCOUNTS FOR THE PROPERTY ACCOUNTS ACCOUNTS FOR THE PROPERTY FOR THE PROPE

property free of all encombrances except cavenance, exadition, restrictions, reservations, rights, rights of eavy and except of record, if any, and apparentiagon the land, continuity free for irrigation and/or drainage. and coverant(s) that granter is the owner of the come of the

and will garrant and defend the same agains call as now a value of the same, except as shown above.

FIFIS' The true and actual consideration for this irrander is to some a

	Aspen Title & Esc	row the 3rd day
Filed for record at request of	.D., 19 95 at 3:52	o'clock P M., and duly recorded in Vol. M95
of November A	Deeds	on Page 30242
, OI <u>-</u>		Bernetha G. Letsch, County Clerk
FEE \$35.00		Bernetha G. Letsch, County Clerk By Annette Muelly

STATE OF OREGON: COUNTY OF KLAMATH: ss.

र्गा क्रिक्टरहरूम्बाच ४४३हे स्टब्स् व्यक्ति

CORNEY OF STABLED

Tann is personally known to me appeared peture me. On Malli, 1998, BELLN. S. BOLTPE and BRUCE E. BP146 Best ...

whose identity (proved on the pathy of these as c) My Commission Expires 1 3/22/97 Acq out po psessor

that he/she signed it. to be the signer of the above document, and husche accupuled and WARRANTY DEED distinguished a custoff with the con-