

WARRANTY DEED

ASPEN TITLE ESCROW NO. 01043964

AFTER RECORDING RETURN TO:
Mr. and Mrs. Douglas L. Bourcy
332 North 10th #44
KLAMATH FALLS, OR 97601

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

HERBERT L. PRICE and MARGARET M. PRICE, hereinafter called GRANTOR(S), convey(s) to DOUGLAS L. BOURCY and LINDA M. BOURCY, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

The Northwesterly 35 feet of Lot 5, Block 46, FIRST ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-32AB, Tax Lot 10800

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 \$48,900.00.

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 10th day of November, 1995.

HUBERT L. PRICE

Margar Mu Price MARGARET M. PRICE

STATE OF OREGON, County of Klamath)ss.

On November 13, 1995, personally appeared the above named HERBERT L. PRICE and MARGARET M. PRICE and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Warlene . Aldright Notary Public for Oregon My Commission Expires: March 22, 1997

OFFICIAL SEAL

MARLENE T. ADDINGTON

NOTARY PUBLIC - OREGON

COMMISSION NO. 022238

MY COMMISSION EXPIRED MAR 22, 1997

IIILE & ESCROW, INC.

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FEE \$35.00

Bernetha G. Letsch, County Clerk
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3:44 o'clock P. M., and duly recorded in Vol. M95 Aspen Title & Escrow Filed for record at request of _ A.D., 19 95 at ___ of <u>November</u> 30932 on Page _ of Deeds

STATE OF OREGON: COUNTY OF KLAMATH: ss.

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Ou Movement 13 1995, bernomally appraise of present the RERGERT E. PRICE and managers at Pairs and the ferrodaling instrument, to be insite voluntary and the conditions of the conditions are considered as a condition of the conditions are considered.

Motory Public for Oregon Average 1870 27. 1897 Metark Eret Jadine S. Sillingto

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