

MTC 36637 MS

## WARRANTY DEED

JAMES ASPEL,

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

ROBERT L. EVANS and A. JEANNETTE EVANS, husband and wife

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:

LOT 2 IN BLOCK 26 OF TRACT 1113 - OREGON SHORES, UNIT 2, 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:

Trust Deed, subject to the terms and provisions thereof, given to secure  
an indebtedness with interest thereon and such future advances as may be  
provided therein.

Dated: September 7, 1987

Recorded: January 7, 1988

Volume: M88, page 373, Microfilm Records of Klamath County, Oregon

BUYERS HEREIN AGREE TO ASSUME SAID TRUST DEED

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 \$ 6,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: P.O. BOX 520, FORT KLAMATH, OR 97626

Dated this 11 day of November, 1995.

James Aspel  
JAMES ASPEL

## NOTARY ACKNOWLEDGEMENT

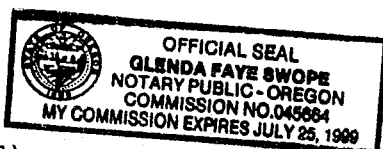
STATE OF Oregon ss. 543-72-0353 Nov. 11  
COUNTY OF Deschutes 19 95

Personally appeared the above named James Aspel

and acknowledged the foregoing instrument to be his voluntary act.

Before me:

Glenda Faye Swope

Notary Public for OregonMy commission expires July 25, 1999

(seal)

Return to:

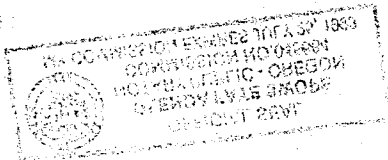
ROBERT L. EVANS

P.O. BOX 520

FORT KLAMATH, OR 97626

30001

BOB L. KRAMER, OF BAKER  
 P.O. BOX 210  
 BAKER, OREGON  
 BAKER, OREGON



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 13th day  
 of November A.D., 19 95 at 3:57 o'clock P. M., and duly recorded in Vol. M95,  
 of Deeds on Page 30950.

FEE \$35.00

Bernetha G. Letsch, County Clerk  
 By Annette Mueller

NOTARY PUBLIC

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 BAKER, OREGON

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