11-21-95A11:19 RCVD



9435

WARRANTY DEED

ASPEN TITLE ESCROW NO. 01044011

AFTER RECORDING RETURN TO: ALMORN ANTHONEY BRACKETT D.O. BOX 5168 Mohave Valley Akitong 86440

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

MAX HYMAS and ANNE M. HYMAS, husband and wife, hereinafter called GRANTOR(S), convey(s) to ALMORN ANTHONEY BRACKETT, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 17 in Block 7 and Lot 2 in Block 5, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 1, in the County of Klamath, State of Oregon.

Code 36, Map 3711-16B0, Tax Lots 1300 and 2200



"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 \$3,600.00.

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 13th day of November, 1995.

NA MAX H

mas HYMAS ANNE Μ.

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STATE OF IDAHO, County of Sem

_)ss.

On November 16, 1995, personally appeared MAX HYMAS and ANNE M. HYMAS, who acknowledged the foregoing instrument to be their voluntary act and deed.

XJale ensis Notary Wublic for Idaho My Commission Expires: 10-26-1998

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ASPEN TITLE BECRON, NOT DIDAGOLL

AFTER RECORDING RETURN TU: ALNORN ANTHONEY SPACKETT MODILE STACKETT MODILE VARIA REFERENCES

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MAX RYEAS and ANNE M. HYMMS, buscand and with through called GRAMIOR(S). convey(s) of ALMORE ANTROSET (SALE) and thereinatter called GRAMIEE(S), cill that root conversion the County of Klamath. State of Gregory of the county of Klamath. State of Gregory of the county of Klamath.

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Code 36, Map 3711-1680, [Tax Loty])300 and 2200



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FEE \$35.00

21st day the_ Aspen Title & Escrow A. M., and duly recorded in Vol. _____M95. on Page _____. Filed for record at request of _ A.D., 19 95 at 11:19 o'clock November of ___ Deeds of ____ Bernetha G. Letsch, County Clerk annette Mueller Bv

the factor for

STATE OF OREGON: COUNTY OF KLAMATH : 35.

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volugiary act and deed? M. HYMES, HOO SCKNOWLEDGER ING FOR GOING TASTRANCA, () ... 2 1995, marshan V. Apresent and the

My Commission Expires: 10-26-1928 Motary Jublic For Idaho

S. A. S.