



## WARRANTY DEED

Vol. 96 Page

ASPEN TITLE ESCROW NO. 005044322

AFTER RECORDING RETURN TO:  
MR. AND MRS. LEIGH GRASS  
2836 AURORA DRIVE  
KLAMATH FALLS, OR 97603

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

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Aspen Title & Escrow  
on this 19th day of April A.D. 19 96  
at 3:12 o'clock PM. and duly recorded  
in Vol. M96 of Deeds Page 10969  
Bernetha G Letsch, County Clerk  
By Cheryl Russell Deputy.  
Fee, \$30.00

AUBREY DALE HARRIS AND GINGER LEE HARRIS, hereinafter called  
GRANTOR(S), convey(s) to LEIGH R. GRASS AND DORIS LEE GRASS,  
husband and wife, hereinafter called GRANTEE(S), all that real  
property situated in the County of Klamath, State of Oregon,  
described as:

Parcel 2 of the LP 39-95 being a portion of Lot 12 of PLEASANT  
HOME TRACTS, situated in the SE 1/4 NW 1/4 of Section 2,  
Township 39 South, Range 9 East of the Willamette Meridian, in  
the County of Klamath, State of Oregon.

CODE 41 MAP 3909-28D TAX LOT 1101

"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  
\$49,000.00.

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 15TH day of APRIL 1996.

Aubrey Dale Harris  
AUBREY DALE HARRIS

Ginger Lee Harris  
GINGER LEE HARRIS

STATE OF OREGON, County of Klamath)ss.

On this 15TH day of APRIL, 1996,

Personally appeared the above named AUBREY DALE HARRIS AND  
GINGER LEE HARRIS and acknowledged the foregoing instrument to  
be their voluntary act and deed.

Before me: Carole Johnson  
Notary Public for Oregon  
My Commission Expires: 1-31-98

