

20980

**Aspen**  
TITLE & ESCROW, INC.

Vol. 42 Page 20190

WARRANTY DEED

#01044815  
AFTER RECORDING RETURN TO:

KEVIN F. GROSS  
TAMARA L. GROSS

Ch. adv. Financial, inc.  
3838 Camino del Rio North, Suite 2502  
San Diego, CA, 92108

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

ALLEN B. CARTER and MARGUERITE J. CARTER, hereinafter called  
GRANTOR(S), convey(s) to KEVIN F. GROSS and TAMARA L. GROSS,  
TRUSTEES UDT DATE JULY 3, 1991, hereinafter called GRANTEE(S),  
all that real property situated in the County of Klamath, State  
of Oregon, described as:

Lots 2, 3 and 4, Block 3, TERWILLIGER ADDITION TO THE TOWN OF  
MERRILL, in the County of Klamath, State of Oregon.

Code 14 Map 4110-102 TL 4300

"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  
\$69,000.00.

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 13th day of June, 1996.

Allen B. Carter  
ALLEN B. CARTER

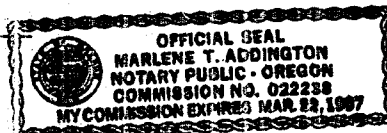
Marguerite J. Carter  
MARGUERITE J. CARTER

STATE OF OREGON

County of Klamath

On June 8, 1995, ALLEN B. CARTER and MARGUERITE J. CARTER  
personally appeared before me, to be the signer of the above  
document, and he/she acknowledged that he/she signed it.

Marlene T. Addington  
Notary Public for Oregon  
My Commission Expires: March 22, 1997



20191

HILLS

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 8th day  
 of July A.D., 1996 at 3:35 o'clock P. M., and duly recorded in Vol. M96  
 of Deeds on Page 20190.

FEE: \$35.00

By Bernetha G. Letsch, County Clerk  
Bernetha G. Letsch

NOTARY PUBLIC  
 KATHLEEN T. ADKINSON  
 COMMISSION EXPIRES MAY 1, 2000  
 OFFICIAL SEAL