

26843

## WARRANTY DEED

Vol. M96 Page 32746

EDMOND W. ANDERSCH and BARBARA A. ANDERSCH, husband and wife,  
 Grantor(s) hereby grant, bargain, sell and convey to:  
 STAN ALLEN and DIANA ALLEN, 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 8 and the Northerly rectangular 26.05 feet of Lot 7 in Block 8 of  
 FIRST ADDITION TO THE CITY OF KLAMATH FALLS, 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;  
 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 \$ 63,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
 following address: 619 MT. WHITNEY, Klamath Falls OR 97601

Dated this 10 day of OCTOBER, 1996

Edmond W. Andersch  
 EDMOND W. ANDERSCH

Barbara A. Andersch  
 BARBARA A. ANDERSCH

## NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

SS. OCTOBER 10 19 96

COUNTY OF KLAMATH

Personally appeared the above named Edmond W. Andersch  
and Barbara A. Andersch

and acknowledged the foregoing instrument to be A voluntary act.



(seal)

Before me:

Notary Public for Oregon

My commission expires 11/20/99

ESCROW NO. MT39331-LW

Return to:

STAN ALLEN

619 MT. WHITNEY

Klamath Falls, OR  
 97601

STATE OF OREGON.

County of Klamath SS.

Filed for record at request of:

Amerititle

on this 16th day of October A.D., 1996  
 at 11:57 o'clock A.M. and duly recorded  
 in Vol. M96 of Deeds Page 32746

Bernetha G. Letsch County Clerk

By

Kathleen Rasmussen

Fee, \$30.00

Deputy.

96 OCT 16 AM 1:57