

48503

Title Order No. 127133-SK K-5725107 12
Escrow No. 127133-SK

Vol. 1197 Page 37375

After recording return to:

E. Gene Kasey

4714 SE 104th

Portland, OR 97266

Name, Address, Zip

Until a change is requested all tax statements shall be sent to the following address.

E. Gene Kasey

4714 SE 104th

Portland, OR 97266

Name, Address, Zip

This space reserved for recorder's use

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Klamath County Title

on this 12th day of November A.D., 1997

at 11:24

o'clock

A.M. and duly recorded

in Vol. M97

of Deeds

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Bernetha G. Letsch, County Clerk

By Kathleen Rosen

Fee \$30.00

Deputy

STATUTORY WARRANTY DEED

Steven Trono, Grantor, conveys and warrants to E. Gene Kasey, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath County, OREGON, to wit: Lot 31 in Block 2, Tract 1098 - Split Rail Ranchos, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 2310 35E 7500
Key No. R 138540

This property is free from encumbrances, EXCEPT: 1) 1997-98 taxes; 2) Covenants, conditions and restrictions imposed by instrument, including the terms and provisions thereof, recorded July 22, 1954 in Volume 268 page 299, Deed Records; 3) Declaration of Conditions and Restrictions, including the terms and provisions thereof, imposed by instrument in the dedication of tract 1098 - Split Rail Ranchos; 4) Protective Covenants, Conditions and Restrictions for Forest Meadows at Split Rail Ranchos, recorded April 1, 1994 in Volume M94 Page 9622, Deed records; 5) Covenants, Conditions and Restrictions, including the terms and provisions thereof, imposed by instrument recorded April 14, 1994, in M94 page 11266, Deed Records; and 6) Electric Line Right of Way Easement, including the terms and provisions thereof, April 26, 1994 in Volume M 94 page 12551, Deed Records

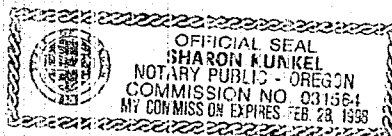
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$19,000.00.
93.030)

(Here comply with the requirements of ORS

Dated this 10th day of Nov, 19 97.

Steven Trono
Steven Trono



STATE OF OREGON, County of Deschutes

) ss.

This instrument was acknowledged before me on Nov 10, 97,
by Steven Trono

Sharon Kunkel
Notary Public for Oregon

My commission expires 2/28/98