

'98 MAY 11 P3:39



57984

WARRANTY DEED STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

ASPEN TITLE ESCROW NO. 05047730
AFTER RECORDING RETURN TO:KENNETH S. DUGAN
P. O. BOX 1119
KLAMATH FALLS, OR 97601

Aspen Title & Escrow

on this 11th day of May A.D., 1998
at 3:39 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 16009

Bernetha G. Letsch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEBy Kathleen Roes
Fee, \$30.00 Deputy.LEROY K. SCHELL AND DORIS T. DE GARMO (who acquired title as
Dorris T. De Garmo, hereinafter called GRANTOR(S), convey(s) to
KENNETH S. DUGAN, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:The East 21.15 feet of Lot 14 and all of Lot 15, Block 68,
BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the
County of Klamath, State of Oregon.

CODE 1 MAP 3809-29BD TL 16500

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
\$13,500.00.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 7th day of May, 1998.

Leroy K. Schell
LEROY K. SCHELL

Doris T. De Garmo
DORIS T. DE GARMO

STATE OF OREGON)
) ss.
County of Klamath)The foregoing instrument was acknowledged before me this 7th
day of May, 1998, by Leroy K. Schell and Doris T. De Garmo.

Before me: [Signature]
Notary Public for Oregon
My Commission Expires: April 10, 2000

