

59455

98 JUN -9 AM 11:29 Vol. 1198 Page 19573

WARRANTY DEED STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

ASPEN TITLE & ESCROW INC.
ESCROW NUMBER 02047746
AFTER RECORDING RETURN TO:
KENNETH B. MCMAHAN
PATRICIA MCMAHAN
4419 CLINTON AVENUE
KLAMATH FALLS, OR 97603

Aspen Title & Escrow
on this 9th day of June A.D., 1998
at 11:29 o'clock A. M. and duly recorded
in Vol. M98 of Deeds Page 19573
Bernetha G. Letsch, County Clerk

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

By Kathleen Ross
Fee, \$30.00 Deputy

KENNETH B. MCMAHAN hereinafter called GRANTOR(S), convey(s) to
KENNETH B. MCMAHAN and PATRICIA MCMAHAN HUSBAND AND WIFE
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 3, Block 3, FIRST ADDITION TO BUREKER PLACE, in the County
of Klamath, State of Oregon.

Code 41 Map 3909-11CB TL 3300

"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 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 those apparent on 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 Love &
Affection.

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 9th day of June, 1998.

Kenneth B. McMahon
KENNETH B. MCMAHAN

STATE OF OREGON, County of Klamath)ss.

On this 9th day of June, 1998.

Personally appeared the above named KENNETH B. MCMAHAN and
acknowledged the foregoing instrument to be HIS voluntary act
and deed.

Before me: Diana L. Boyd
Notary Public for Oregon
My Commission Expires: 12-18-98

