



61018 '98 JUN 26 P3:41

Vol. m98 Page 22572

TITLE & ESCROW, INC.

WARRANTY DEED

STATE OF OREGON,
County of Klamath ss.

ATC 05047788

Filed for record at request of:

ASPEN TITLE ESCROW NO. 05047788
AFTER RECORDING RETURN TO:
Mr. and Mrs. Robert B. Luther III
4720 Denver Avenue
Klamath Falls, OR 97603

ASPEN TITLE
on this 26TH day of JUNE A.D., 19 98
at 3:41 o'clock P M. and duly recorded
in Vol. M98 of DEEDS Page 22572
BERNETHA G. LETSCH County Clerk
By Kathleen Rose

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

Fee,

\$30.00

Deputy.

ROBERT B. LUTHER JR. AND DEBORAH C. LUTHER, hereinafter called
GRANTOR(S), convey(s) to ROBERT B. LUTHER III AND JENNIFER L.
LUTHER, husband and wife, hereinafter called GRANTEE(S), all
that real property situated in the County of Klamath, State of
Oregon, described as:

Lot 1, Block 2, CASCADE PARK, in the County of Klamath, State
of Oregon.

CODE 41 MAP 3909-118D TL 4300

RBC-
JBL-
"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: 1) Regulations,
including levies, liens and utility assessments of the City of
Klamath Falls. 2) Conditions and Restrictions as shown on the
recorded plat of Hot Springs Addition. 3) Agreement, including
the terms and provisions thereof, recorded August 28, 1981 in
Book M-81, page 15323.,

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
\$85,000.00.

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 23rd day of June, 1998.

Robert B. Luther Jr.
ROBERT B. LUTHER JR.

Deborah C. Luther
DEBORAH C. LUTHER

STATE OF OREGON, County of Klamath)ss.

June 23, 1998

Personally appeared the above named ROBERT B. LUTHER JR. AND
DEBORAH C. LUTHER and acknowledged the foregoing instrument to
be their voluntary act and deed.

Before me:

Notary Public for Oregon

My Commission Expires: April 10, 2000

