

24053

# WARRANTY DEED

2930

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JOHN W. McCLAIN and SYLVIA Z. McCLAIN, husband and wife,  
hereinafter called grantor, convey to KENNETH E. EDDINGTON and  
VIRGINIA A. EDDINGTON, husband and wife, all that real property situ-  
ated in Klamath County, State of Oregon, described as:

Lots 11 and 12, Block 11, ST. FRANCIS PARK

SUBJECT TO: That certain Trust Deed, including the terms and provisions thereof, dated September 13, 1966, recorded September 14, 1966, in M-66 at page 9133, given to secure the payment of \$10,350.00, with interest thereon and such future advances as may be provided therein, executed by Robert L. Staehnke and Roberta C. Staehnke, husband and wife, to Oregon Title Insurance Company, an Oregon corporation, trustee for beneficiary Federal National Mortgage Association, a corporation, which Trust Deed the grantees herein expressly assume and agree to pay;

and covenant that grantor is the owner of the above-described property free of all encumbrances except reservations, restrictions, easements and rights of way of record and those apparent upon the land; rules, regulations, liens and assessments of water user and sanitation districts, 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  
Ten Thousand Seven Hundred Thirty-eight and 44/100ths (\$10,738.44)  
DOLLARS.

The foregoing recital of consideration is true as I verily believe.

Dated this 21 day of April, 1969.

STATE OF OREGON     )  
County of Klamath)     ss.

April 21, 1969

Personally appeared the above-named JOHN W. McCLAIN and SYLVIA Z. McCLAIN, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me: *John H. Mc*

Notary Public for Oregon

My Commission Expires: July 26, 1970

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO.

this 22nd day of April A. D. 1969 at 9:00 o'clock A. M., and

duly recorded in Vol. M-69 of Deeds on Page 2930

Fee \$1.50

W.B. MILNE, County Cl

Charles E. Horstman, Deputy