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Vol. M71 Page 11347

WARRANTY DEED

AVON B. CUMMINS, JR., and MARY J. CUMMINS, husband and wife,  
hereinafter called grantors, convey to CHARLES R. McCLURE and JANE E.  
McCLURE, husband and wife, all that real property situate in the County  
of Klamath, State of Oregon, described as:

The NW 1/4 NE 1/4 of Section 4, Township 41 South, Range  
12 East of the Willamette Meridian, Klamath County, Oregon  
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 users and sanitation dis-  
tricts; tax liability for possible disqualifications as farm use/  
forest land use assessment and the rights of the public in and to that  
portion of the above property lying within the limits of Turkey Hill  
Road; 1971-72 taxes are now a lien but not yet payable; and will war-  
rant 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  
Twenty Seven Thousand Eight Hundred and No/100ths (\$27,800.00) DOLLARS.

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

Dated this 26<sup>th</sup> day of October, 1971.

*Avon B. Cummins Jr.*  
*Mary J. Cummins*

STATE OF OREGON }  
County of Klamath } ss.

10-26, 1971.

Personally appeared the above named AVON B. CUMMINS, JR. and  
MARY J. CUMMINS, husband and wife, and acknowledged the foregoing instru-  
ment to be their voluntary act. Before me:

*Terrence E. Jenness*  
Notary Public for Oregon  
My Commission Expires: 7-21-71

TERRENCE E. JENNESS  
NOTARY PUBLIC-OREGON

My Commission Expires

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Ins. Co.

this 29th day of October, A. D. 1971, at 3:24 o'clock P. M. and

duly recorded in Vol. M71, of Deeds, on Page 11347

Wm. D. MILNE, County Clerk

WM. P. BRANDENBERG  
ATTORNEY AT LAW  
KLAMATH FALLS, OREGON 97601

Fee \$1.50

33

together with the  
with the premises  
covering water  
installed in built-in  
replacement of an  
land, and all of the  
to secure the payment of  
(\$24,800.00), and

I promise to pay to the State of Oregon  
Initial disbursement by the State of Oregon  
different interest rate is established by the  
States at the office of the Director of  
\$1,908.00  
November 1st  
successive year on the premises described in  
and advances shall be fully paid, such payments  
principal.

The due date of the last payment shall be on  
In the event of transfer of ownership of the  
the balance shall draw interest as prescribed by O.R.S.  
This note is secured by a mortgage, the terms of  
Dated at Klamath Falls, Ore  
October 21, 1971

The mortgagor or subsequent owner may  
The mortgagor covenants that he or  
from encumbrances that he will  
covenant shall not be extinguished.

MORTGAGOR FURTHER  
1. To pay all debts  
2. Not to permit  
3. Not to