

97927

WARRANTY DEED

1649

Vol. 1175 Page

BASIN BUILDING MATERIALS CO., an Oregon corporation, Grantor
conveys and warrants to JAMES A. FLOYD and CAROLE FLOYD, hus-
band and wife, Grantees, the following described real property,
located in Klamath County, State of Oregon, free of all encum-
brances, except as specifically set forth herein:

Lot 10 in Block 12 of Third Addition to Moyina,
according to the official plat thereof on file
in the office of the County Clerk of Klamath
County, Oregon.

SUBJECT TO:

1. Reservations, restrictions, rights of way, ease-
ments of record and those apparent on the land;
2. Rules, regulations, and assessments of South Subur-
ban Sanitary District;
3. Rules, regulations, and future assessments, if any,
of the First Addition to Moyina Improvement District;
4. Easement, including the terms and provisions thereof,
given by P. C. Carlson to The California Oregon Power Company,
a California corporation, dated March 11, 1940, recorded April
5, 1940, Deed Vol. 128, page 267, records of Klamath County,
Oregon;
5. Easement for pine line, including the terms and
provisions thereof, given by Puth T. McClellan and C. E. McClellan
to California-Pacific Utilities Company, a California corporation,
dated June 5, 1967, recorded June 5, 1967, Vol. M67 page 4178,
Microfilm Records of Klamath County, Oregon.
6. Reservations and restrictions contained in the dedi-
cation of Third Addition to Moyina.

The true and actual consideration paid for this con-
veyance is \$37,000.00.

WITNESS Grantor's hand this 7th day of February, 1975.

BASIN BUILDING MATERIALS CO.

By Amos H. Dollard

STATE OF OREGON)
County of Klamath) ss.

Personally appeared AMOS H. DOLLARD, who being duly
sworn, depose and say that he is the vice-president of BASIN
BUILDING MATERIALS CO., an Oregon corporation, and that the

WARRANTY DEED, PAGE ONE.

RECEIVED
FEB 10 1975
2:40 pm

seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of the Board of Directors and he acknowledged the foregoing instrument to be its voluntary act and deed.

BEFORE ME:

Carolyn D. [Signature]
Notary Public for Oregon
My Commission Expires: 3-6-77

Unless a change is requested
all tax statements shall be sent
to:

Department of Veteran's Affairs
1225 Ferry Street, S. E.
Salem, Oregon 97310

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE
this 10th day of FEBRUARY A. D. 1976 at 2:40 o'clock P. M., and
duly recorded in Vol. M 75, of DEEDS on Page 1649

FEE \$ 4.00

W. D. MILNE, County Clerk

By *[Signature]*

AFTER RECORDING RETURN TO:

James A. Flayd
1112 Tamara St
Alameda Falls, OR 97601

WARRANTY DEED, PAGE TWO.