

98708

WARRANTY DEED (INDIVIDUAL)

Vol. 75 Page 2713

28-8391

JIMMY L. HARGROVE, also known as JIMMIE LEE HARGROVE, an estate
in fee simple
HAROLD W. DEARBORN and LUTHER H. DEARBORN,
all that real property situated in the County
of KLAMATH, State of Oregon, described as:

Lots 5, 9, 10, 11, and 12 in Block 77 BUENA VISTA ADDITION TO THE
CITY OF KLAMATH FALLS, TOGETHER WITH an easement for driveway purposes
described as follows:

Beginning at the most Southerly corner of Lot 7 in Block 77 of BUENA
VISTA ADDITION TO THE CITY OF KLAMATH FALLS; thence in a Northeasterly
direction to the most Northeast corner of said Lot 7; thence South-
easterly to a point 10 feet Southeast of the Westerly corner of Lot 5;
thence Northeasterly parallel with and 10 feet distant from the North-
west line of Lot 5, to the East line of said Lot 5; thence Northerly
to the most Southerly corner of Lot 12; thence Northwesterly along the
lot line between Lots 11 and 12, 10 feet; thence Southerly to a point
that is 10 feet Northwesterly of the intersection of the Southeast line
of Lot 11 and the West line of Idaho Street, and running parallel with
said Idaho Street; thence Southwesterly parallel with and 10 feet
distant from the Southeasterly lot line of Lots 10 and 11, to the
Southwesterly line of Lot 10; thence Southwesterly to a point that is
20 feet Northwesterly of the most Northeasterly line of Lot 7; thence
Southwesterly parallel with and 20 feet distant from the Southeasterly
line of Lot 7 to the Southwest line of said lot; thence Southeasterly
20 feet to the most Southeast corner of Lot 7 and the point of beginning.

Lots 7 and 8 in Block 77 BUENA VISTA ADDITION TO THE CITY OF KLAMATH
FALLS.

SUBJECT TO;

1. Driveway easement recorded January 11, 1974 in Book M-74 at page 379.
2. Mortgage in favor of First Federal Savings and Loan Association
recorded March 8, 1974 in Book M-74 at page 3233, which the grantees
herein agree to assume and pay according to the terms contained therein.
3. Mortgage in favor of First Federal Savings and Loan Association
recorded January 11, 1974 in Book M-74 at page 380, which the grantees
herein agree to assume and pay according to the terms contained therein.
4. Mortgage in favor of First Federal Savings and Loan Association
recorded January 11, 1974 in Book M-74 at page 382, which the grantees
herein agree to assume and pay according to the terms contained therein.
5. Mortgage in favor of First Federal Savings and Loan Association
recorded January 11, 1974 in Book M-74 at page 384, which the grantees
herein agree to assume and pay according to the terms contained therein.
6. Mortgage in favor of First Federal Savings and Loan Association
recorded January 11, 1974 in Book M-74 at page 386, which the grantees
herein agree to assume and pay according to the terms contained therein.
7. Mortgage in favor of First Federal Savings and Loan Association
recorded January 11, 1974 in Book M-74 at page 377, which the grantees
herein agree to assume and pay according to the terms contained therein.

DEARBORN

After Recording Return to:

Harold W. Dearborn
4509 S. Sixth Street
Klamath Falls, Oregon
Tax Statements to:
1st Federal Savings
540 Main Street
Klamath Falls, Oregon

Form No. 10-1
(Previous Form No. TA 16)

on the 15th day of MARCH, 1974
at 3:40 o'clock PM. and recorded in book M 75
on page 2713 Records of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title

By

Deputy

FEE \$ 4.00

2714

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as
set forth above

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 \$ 186,147.86 .

Dated this 24th day of February, 19 75.

Jimmy L. Hargrove
Jimmy L. Hargrove

STATE OF OREGON, County of Willow) ss.

February 24, 19 75 personally appeared the above named
Jimmy L. Hargrove and acknowledged the foregoing
instrument to be his voluntary act and deed.

Before me:

[Signature]
Notary Public for Oregon

My commission expires: 7/24/76

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

HARGROVE
TO

DEARBORN

After Recording Return to:

Harold W. Dearborn
4509 S. Sixth Street
Klamath Falls, Oregon
Tax Statements to:
1st Federal Savings
540 Main Street
Klamath Falls, Oregon

Form No. 0590
(Previous Form No. TA 16)

STATE OF OREGON,)

) ss.

County of KLAMATH)

I certify that the within instrument was received for record
on the 7th day of MARCH, 19 75
at 3:40 o'clock PM. and recorded in book M 75
on page 2713 Records of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title

By Harold Dearborn

Deputy

FEE \$ 4.00