

6280

WARRANTY DEED (INDIVIDUAL)

12995

JAMES W. DARLING and CAROL A. DARLING, husband and wife

ROBERT J. HORN

hereinafter called grantor, convey(s) to

all that real property situated in the County

of Klamath

State of Oregon, described as:

All of Lot 9 and the S $\frac{1}{2}$  of Lot 8 in Block 86 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon

SUBJECT TO:

TRUST DEED: including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$21,750.00 dated May 11, 1973

recorded May 11, 1973 Book M-73 Page 5784

Trustor: James W. Darling and Carol A. Darling

Trustee: Klamath County Title Co.

Beneficiary: U. S. National Bank of Oregon

Financing Statement under County Clerk's File No. 76396

Filed May 11, 1973

From James W. Darling and Carol A. Darling

to U.S. National Bank of Oregon.

Both of the above of which the grantee herein assumes and hereby agrees to pay.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except 1975-76 real estate taxes which are a lien but not yet payable

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 \$ 26,900.00

Dated this 22 day of September, 1975

James W. Darling

Carol A. Darling

Carol A. Darling

S. Dakota  
STATE OF OREGON, County of Penn.

) ss.

September 23, 1975 personally appeared the above named James W. Darling Carol A. Darling and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Margaret Heubner

Notary Public for Oregon S. Dakota

My commission expires: Nov 13, 1976

\* 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)

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record on the 17th day of October, 1975 at 3:43 o'clock P.M. and recorded in book M75 on page 12995 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By

Fee \$3.00

After Recording Return to:  
Mr. Robert J. Horn  
1611 Siskiyou, City 97601

Until a change is requested, all tax statements shall be sent to the following address:

U.S. Natl. Bank  
P.O. Box 3547  
Portland, OR 97208

Form No. 0-960  
(Previous Form No. TA 16)

FORM NO. 10

by

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Together with interest thereon at the rate of 10% per annum or in anywise apportioned profits therefrom, or at any time during the term of this mortgage TO HAVE heirs, executors, administrators, and assigns. This mortgage is a subordinate mortgage following is a subordinate mortgage.

\$ 2,691.09

I (or if more than one) agree to pay the above sum of money to the lender in full on or before the date of maturity of this mortgage.

Two Thousand and no/100ths (\$2,000.00) with interest thereon at the rate of 10% per annum payable monthly in installments of \$19.75 per month.

1975, and a like payment of interest has been paid; if any option of the holder of this mortgage to foreclose is exercised, the amount of such reasonable attorney's fees and costs shall be paid by the mortgagor. This mortgage is a subordinate mortgage following is a subordinate mortgage.

\* Strike words not applicable.

The date of maturity of this mortgage is November 1, 1975.

And said mortgagor covenants to pay the above sum of money to the lender in full on or before the date of maturity of this mortgage.

and will warrant and forever defend the title to the property described in the foregoing instrument, and will pay the interest thereon at the rate of 10% per annum, or in anywise apportioned profits therefrom, or at any time during the term of this mortgage TO HAVE heirs, executors, administrators, and assigns. This mortgage is a subordinate mortgage following is a subordinate mortgage.