

WARRANTY DEED  
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CHARLES DIGATI and JOAN RUTH DIGATI, husband and wife, Grantors,  
convey and warrant to RICHARD J. HAYTON and ANGELA M. HAYTON,  
husband and wife, Grantees, the following described real property  
located in Klamath County, State of Oregon, free of all encumbrances,  
except as specifically set forth herein:

Lot 6, Block 13, Tract 1105, FOURTH ADDITION TO CYPRESS  
VILLA, Klamath County, Oregon..

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District;
3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat, including set back lines and utility easements.

The true and actual consideration paid for this conveyance is \$42,500.00.

WITNESS Grantors' hands this 13th day of January, 1976.

*Charles Digati*

*Joan Ruth Digati*

STATE OF OREGON )  
County of Klamath ) ss.

Personally appeared CHARLES DIGATI and JOAN RUTH DIGATI,  
husband and wife, and acknowledged the foregoing instrument to  
be their voluntary act and deed.

BEFORE ME:

*Susan Kay Way*  
Susan Kay Way  
Notary Public for Oregon  
My commission expires 6/1/1977

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

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

AFTER RECORDING RETURN TO:

Mr. and Mrs. Richard J. Hayton  
6557 Sepulchra Street  
Klamath Falls, Oregon 97601

WARRANTY DEED

STATE OF OREGON; COUNTY OF KLAMATH; ss

I hereby certify that the within instrument was received and filed for record on the 13th day of  
JANUARY A.D., 1976 at 3:26 o'clock P. M., and duly recorded in Vol. 16  
of DEEDS on Page 601.

FEE \$ 3.00

WM. D. MILNE, County Clerk -

By *Hazel Draz* Deputy

1 pro  
initial disbur  
different inte  
States of the  
\$214.00--  
15th of ea  
successive year  
and advances sha  
principal  
The due date  
In the event o  
the balance shall dr  
This note is sec  
Dated at Klamath  
January

The mortgagor or subsequent  
The mortgagor covenants that  
from encumbrance, that he will wa  
covenant shall not be extinguished  
MORTGAGOR FURTHER COVE  
1. To pay all debts and moneys secur  
2. Not to permit the buildings to be  
provements now or hereafter exist  
accordance with any agreement m  
3. Not to permit the cutting or remova  
4. Not to permit the use of the premis  
5. Not to permit any tax, assessment, lie  
6. Mortgagor is authorized to pay all real  
advances to bear interest as provided in  
7. To keep all buildings unceasingly insured  
company or companies and in such an am  
policies with receipts showing payment fr  
insurance shall be kept in force by the m