

A-37134

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-WARRANTY DEED- Vol. 76 Page

JAMES M. ANGARAN and SALLY J. ANGARAN, husband and wife,
Grantors, convey to ANTHONY LEE GRIEB and ROSEMARY ANN KOKES GRIEB,
husband and wife, Grantees, all that real property situate in the
County of Klamath, State of Oregon, described as:

Lot 33 of FAIR ACRES SUBDIVISION NO. 1, according
to the official plat thereof on file in the office
of the County Clerk of Klamath County, Oregon

SUBJECT TO: That certain Trust Deed, including the
terms and provisions thereof, executed by James M.
Angaran and Sally J. Angaran, husband and wife, as
grantors, to William Ganong, Jr., as trustee, for
First Federal Savings & Loan Association of Klamath
Falls, Oregon, a corporation, as beneficiary, dated
September 5, 1973, recorded September 13, 1973 in
Volume M73 page 12315, Microfilm records of Klamath
County, Oregon, to secure the payment of \$11,750.00,
which Trust Deed Grantees herein assume and agree to
pay according to the terms thereof.

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; 1976-77 taxes are now 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 Twenty-
Four Thousand Five Hundred and No/100ths (\$24,500.00) DOLLARS.

Until a change is requested, all tax statements shall be
mailed to the following address: Anthony Grieb - 1444 Kam - City

DATED this 2nd day of August, 1976.

return to
Klamath County Title Co.
132 Main
City, OR 97601

STATE OF OREGON } ss. August 2, 1976.
County of Klamath }

Personally appeared the above-named JAMES M. ANGARAN and SALLY
J. ANGARAN, husband and wife, and acknowledged the foregoing instrument
to be their voluntary act. Before me:

Deane F. Barker
Notary Public for Oregon
My Commission expires: 8-9-79

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO.
this 11th day of AUGUST, A. D. 19 76 at 2:55 o'clock P. M. and

duly recorded in Vol. M 76, of DEEDS on Page 12439

FEE \$ 3.00

Wm D. MILNE, County Clerk

WILLIAM P. BRANDSNESS
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601

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