

18533

WARRANTY DEED (INDIVIDUAL)

Vol. 76 Page 13798

STANLEY M. DOWNS and C. ELOISE DOWNS, husband and wife

hereinafter called grantor, convey(s) to

GLEN S. PHIPPS and EILEEN MAE PHIPPS, husband and wife

all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 1 of Block 10 CHILOQUIN DRIVE ADDITION TO THE CITY OF CHILOQUIN, Klamath County, Oregon.

SUBJECT TO:

2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Modoc Point Irrigation District.
3. Covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

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 \$28,200.00

Dated this 28th day of May, 1976.

Stanley M. Downs

C. Eloise Downs

STATE OF OREGON, County of Klamath) ss.

On this 28th day of May, 1976, personally appeared the above named Stanley M. Downs & C. Eloise Downs and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 7-17-78

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)

Downs

TO

Phipps

After Recording Return to:

Mr. & Mrs. Glen S. Phipps
Box 131

Chiloquin, Or 97624

and until further notice, send
all tax statements to the above.

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 3rd day of SEPTEMBER, 1976 at 10:46 o'clock A.M. and recorded in book M 76 on page 13798 Records of Deeds of said County.

Witness my hand and seal of County affixed.

W. D. MILNE

COUNTY CLERK

Title

By *Harold Ingle* Deputy

FEE \$ 3.00