

Until a change is requested, all tax statements shall be sent to the following address: 4303 Altamont
Klamath Falls, Or 97601

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That STEVEN B. PRESLAR and JUDITH A. PRESLAR, husband and wife, hereinafter called the grantors, for the consideration hereinafter stated, to grantors paid by EDWARD B. VALDEZ and LYNETTE VALDEZ, husband and wife, hereinafter called the grantees, do hereby grant, bargain, sell and convey unto the said grantees, as tenants by the entirety, their heirs and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 17 of CASITAS, Klamath County, Oregon.

SUBJECT TO:

- (1) Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
- (2) Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
- (3) Reservations as set out in deed from R. E. Wright and Alice V. Wright, his wife, to T. H. Winterringer and Bessie C. Winterringer, husband and wife, dated October 21, 1952, recorded April 27, 1953, in Volume 260 at page 294, Deed Records of Klamath County for drainage and/or irrigation ditches.
- (4) Easement for irrigation laterals along the East line of said premises as shown by the recorded plat of Casitas.
- (5) Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Casitas.

TO HAVE AND TO HOLD the same unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And said grantors hereby covenant to and with said grantees, their heirs and assigns, that grantors are lawfully seized in fee simple of the above-granted premises, free from all encumbrances (except as noted above) and that grantors will warrant and forever defend the above-granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever (except those claiming under the above-described encumbrances).

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$45,500.00.

WITNESS grantors' hands this 5 day of

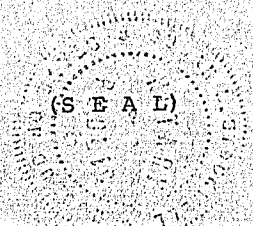
15657

October, 1976.

Steven B. Preslar
Judith A. Preslar

STATE OF OREGON)
) ss.
 County of Klamath)

Before me this 5 day of October, 1976, personally appeared the above-named STEVEN B. PRESLAR and JUDITH A. PRESLAR, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.



Susan A. Stockwell
 Notary Public for Oregon
 My Commission Expires: 6-13-80

When recorded, mail to:

Mr. & Mrs. Edward B. Valdez
 4303 Altamont Drive
 Klamath Falls, Or 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.
 Filed for record at request of TRANSAMERICA TITLE INS. CO
 this 5th day of DETOBER A. D. 1976 at 3:34 o'clock P. M., and
 duly recorded in Vol. M 76, of DEEDS on Page 15656
 FEE \$ 6.00
Wm. D. MILNE County Clerk
 By Hazel Ingle

WARRANTY DEED (2)

38-11453-E
 FORM No. 925—SECOND

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 by EDWARD.

to STEVEN.

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Lot 17

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