

38-11625-3

WARRANTY DEED (INDIVIDUAL) Vol. 76 Page 17330

21024

HENRY L. STEVENS and LANNIE E. STEVENS, husband and wife

I.V. SMIRNOV and IRENE A. SMIRNOV, husband and wife

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

The E $\frac{1}{2}$  of a tract of land situated in the NE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and more particularly described as follows:

Beginning at an iron pin on the Westerly right of way line of Summers Lane which lies South 89° 40' West a distance 30 feet and North 1° 12' West along said Westerly right of way line of Summers Lane a distance of 865.4 feet from an iron point in the center of Summers Lane that marks the Southeast corner of the NE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence: Continuing North 1° 12' West along the said Westerly right of way line of Summers Lane a distance of 83 feet to an iron pin; thence South 89° 40' West a distance of 240 feet to a point; thence South 1° 12' East a distance of 83 feet to a point; thence North 89° 40' East a distance of 240 feet more or less to the point of beginning.

SUBJECT TO: (See continuation on reverse of this document)

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 \$ 20,000.00

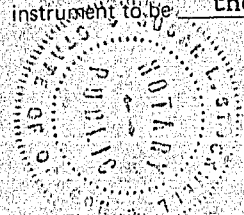
Dated this 29th day of October, 1976

Henry L. Stevens  
Henry L. Stevens

Lannie E. Stevens  
Lannie E. Stevens

STATE OF OREGON, County of Klamath ) ss.

On this the 29th day of October, 1976 personally appeared the above named Henry L. Stevens and Lannie E. Stevens and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Susan L. Steadwell

Notary Public for Oregon

My commission expires: 06-13-80

\* 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)

Henry L. Stevens and

Lannie E. Stevens

TO

I.V. Smirnov and

Irene A. Smirnov

After Recording Return to:

Mr. & Mrs. I. V. Smirnov

2460 Patterson

Klamath Falls, Or 97601

until further notice, send tax statements to: First National Bank  
RELD, P. O. Box 3131, Portland, Or  
97208, Loan No. 064-5402573

Form No. 9-960  
(Previous Form No. TA 16)

STATE OF OREGON, )

) ss.

County of \_\_\_\_\_ )

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,

at \_\_\_\_\_ o'clock \_\_\_\_\_ M. and recorded in book \_\_\_\_\_ on page \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_ Title \_\_\_\_\_ Deputy \_\_\_\_\_



SUBJECT TO:

17331

1. Regulations of Klamath Irrigation District.
  2. Regulations of South Suburban Sanitary District.
  3. 1976-77 Real Estate Taxes, which are now due and payable.
  4. 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 \$13,500.00
- Dated : September 12, 1972  
Recorded : September 12, 1972  
Trustor : Donald R. Dotson and Joanne K. Dotson, husband and wife  
Trustee : Transamerica Title Insurance Company  
Beneficiary: First National Bank of Oregon  
...which the grantees herein agree to assume and pay.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO.  
this 1st day of NOV A. D. 1976 at 4:02 o'clock P.M., am  
duly recorded in Vol. N 76, of DEEDS on Page 17330

FEE \$ 6.00

By Wm D. MILNE, County Clerk  
*[Signature]*