

30232

WARRANTY DEED (INDIVIDUAL) *in* 9332

Vol. 77 Page

ROGER L. HARMS and ESTHER ELIZABETH HARMS, husband and wife

hereinafter called grantor, convey(s) to

PRICE A. PAGE and CAROLYN L. PAGE, husband and wife

all that real property situated in the County

of Klamath, State of Oregon, described as:

Lot 4 in Block 5, Tract No. 1002, LA WANDA HILLS, Klamath County, Oregon.

SUBJECT TO: (1) Restrictions, set back provisions and utility easements, as delineated on the recorded plat, but omitting restrictions, if any, based on race, color, religion or national origin. (2) Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof; recorded November 14, 1975 in Book M-75 at page 14401. (3) Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$34,950.00; Dated April 10, 1975; recorded April 10, 1975 in Book M-75 at page 3854; Mortgagor: Roger Lee Harms and Esther Elizabeth Harms; Mortgagee: State of Oregon, represented and acting by the Director of Veterans' Affairs; which the Grantees herein agree to assume and pay. (4) County Improvement #96, Page 382, docketed October 17, 1975 in the original amount of \$2,213.84, unpaid balance of \$1,881.77, plus interest, if any; which the Grantees herein agree to assume and pay.

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 \$ 49,950.00.

Dated this 27 day of May, 19 77.

Roger L. Harms
Roger L. Harms

Esther Elizabeth Harms
Esther Elizabeth Harms

STATE OF OREGON, County of Klamath ss.

On this, the 27 day of May, 19 77 personally appeared the above named Roger L. Harms and Esther Elizabeth Harms and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Linda G. Chandler
LINDA G. CHANDLER
Notary Public for Oregon
My commission expires 5-12-81

Notary Public for Oregon

My commission expires: _____

* 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)

HARMS

TO

PAGE

After Recording Return to:
Mr. and Mrs. Price A. Page
c/o IRANISHAMERICAN TITLE

Send Tax Statements To:
Dept. of Veterans' Affairs
1225 Ferry Street, S.E.
Salem, Oregon 97310

Form No. 0-960
(Previous Form No. TA 16)

#M23599

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 27 day of May, 19 77 at 3:34 o'clock P.M. and recorded in book M77 on page 9332 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm D Milne

County Clerk

By *Hazel D. Ingers* Deputy

3.00