

33737

WARRANTY DEED (INDIVIDUAL)

Vol. 14303 Page 14303

JERRY ANDERSON and LYNNEA ANDERSON, husband and wife

hereinafter called grantor, convey(s) to

EDWARD M. DORMAN SR. and JANIE R. DORMAN, husband and wife

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

All that portion of Government Lot 3, lying East of the Dalles-California Highway, EXCEPTING THEREFROM that portion of said Government Lot 3 deeded to David Hill Cemetary Association, Inc. All in Section 32, Township 35 South, Range 7 East of the Willamette Meridian.

## SUBJECT TO:

1. Taxes for the year 1977-78 are now a lien but not yet payable.

2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Modoc Point Irrigation District.

3. Agreement dated May 2, 1949, recorded March 12, 1951 in Book: 138 at Page: 166 between Raymond H. Bitney, Superintendent of the Klamath Indian Reservation and Lawrence L. Myers. continued on reverse side...  
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except

those stated 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 \$ 47,000.00.

Dated this 8 day of August, 19 77.

Jerry Anderson  
Jerry Anderson  
Lynnea A. Anderson  
Lynnea Anderson

STATE OF OREGON, County of Klamath ss.

On this 8th day of August, 19 77 personally appeared the above named  
Jerry Anderson and Lynnea Anderson and acknowledged the foregoing  
instrument to be their voluntary act and deed.



Before me:

Martha L. Lusk  
Notary Public for Oregon  
My commission expires: 7-21-81

- \* 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)

ANDERSON

TO

DORMAN

After Recording Return to:

Mr. and Mrs. Edward Dorman  
C/O Century 21  
4509 South 6th St.  
Klamath Falls, OR 97601  
Taxes to State Vets' Affairs  
1225 Ferry St. S.E.  
Salem, OR 97310

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 \_\_\_\_\_

Deputy

continued from reverse side...

14310

4. An easement created by instrument dated February 19, 1951, recorded December 13, 1951 in Book: 251 at Page: 517 in favor of Hill Cemetery for ingress and egress over the North end of property.

5. An easement created by instrument dated December 1, 1953, recorded June 11, 1958 in Book: 12 at Page: 637 in favor of Klamath Indian Agency over a strip of land 30 feet in width for 795 feet along the entire north line of property.

6. Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, dated September 15, 1975, recorded September 15, 1975 in Book: M-75 at Page: 10974 between Jerry Anderson and Lynnea Anderson, husband and wife as Mortgagor and State of Oregon, represented and acting by the Director of Veterans' Affairs as Mortgagee, WHICH THE GRANTEEES HEREIN AGREE TO ASSUME AND PAY.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record XXXXXXXXXXXX

this 8 day of August A. D. 1977 at 3:55 clock P.M., or

duly recorded in Vol. M 77, of Deeds on Page 14309.

Fee \$6.00

Wm D. MILNE, County Clerk

By *Hazel Unaz*