

37598

A-28412
Vol. ^W11 Page 20089WARRANTY DEED

WILLIAM L. AGEE and PATRICIA AGEE, husband and wife, Grantors
convey and warrant to GILBERT L. NELSON and GAIL LYNN NELSON,
husband and wife, Grantees, the following described real property,
free of all encumbrances except as specifically set forth herein:

Lot 93 and 93A of Casitas, according to the official
plat thereof on file in the office of the County Clerk
of Klamath County, Oregon.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;
2. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, contract, water and irrigation rights in connection therewith;
3. Rules, regulations and assessments of South Suburban Sanitary District;

4. 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 July 15, 1954, in Book 268, page 63;

5. Reservations and restrictions contained in Deed executed by R. E. Wright and Alice V. Wright, husband and wife, to William M. Gibson and Mildred L. Gibson, husband and wife, dated February 16, 1948, recorded July 15, 1954, in Vol. 268, page 63, records of Klamath County, Oregon, as follows: "Reserving unto the grantors, their heirs and assigns, as owners of the other lots in said Casitas the perpetual right and easement to construct, operate and maintain drainage and/or irrigation ditches along and across said real property for the benefit of such other lots."

The true and actual consideration paid for this conveyance is \$32,500.00.

WITNESS Grantors' hands this 19 day of October, 1977.

William L. Agee
Patricia A. Agee

WARRANTY DEED, PAGE ONE.

20069

STATE OF OREGON)
County of Klamath) ss.

Personally appeared WILLIAM L. AGEE and PATRICIA AGEE,
husband and wife, and acknowledged the foregoing instrument
to be their voluntary act and deed.

BEFORE ME:

Susan Kay Way
Susan Kay Way
Notary Public for Oregon
My commission expires 6/14/98

Unless a change is requested all
tax statements shall be sent to:

Department of Veteran's Affairs
1225 Ferry Street, S. E.
Salem, Oregon 97310

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

KLAMATH COUNTY TITLE CO
on this 19 day of OCTOBER A.D. 19 77
at 1:24 o'clock P. M. and duly
recorded in Vol. M77 of DEEDS
Page 20068

AFTER RECORDING RETURN:

Mr. and Mrs. Gilbert L. Nelson
3838 Battelle Street
Klamath Falls, Oregon
97601

Wm D. MILNE, County Clerk
By *Harold Day* Deputy
Fee \$6.00

WARRANTY DEED, PAGE TWO.