

PAUL O. JOACHIM and MARY J. JOACHIM, husband and wife

JOHN F. LE FEVER and DEBORAH A. LE FEVER, husband and wife

all that real property situated in the County  
of Klamath, State of Oregon, described as:  
Lot 26 in Block 1 of FIRST ADDITION TO KELENE GARDENS, 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) 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--April 25, 1968 in Book M-68 at page 3337. (4) Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of First Addition to Kelene Gardens.

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 \$ 34,500.00.

Dated this 25 day of October, 1977.

Paul O. Joachim

Mary J. Joachim

STATE OF OREGON, County of KLAMATH ss.

On this, the 25th day of October, 1977 personally appeared the above named  
Paul O. Joachim and Mary J. Joachim and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

Donna K. Rick  
NOTARY PUBLIC-OREGON  
My Commission Expires 7/21/79

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)

JOACHIM

TO  
LE FEVER

After Recording Return to:  
Transamerica Title - Donna  
SEND TAXES TO: Dept. of Veterans'  
Affairs, 1225 Ferry St., S.E.,  
Salem, Oregon 97310

STATE OF OREGON, )

County of KLAMATH ) ss.

I certify that the within instrument was received for record  
on the 26th day of OCTOBER, 1977  
at 3:32 o'clock PM and recorded in book M77  
on page 20517 Records of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title

By Hazel Drazil Deputy

FEE \$ 3.00