

40640

HAROLD JAMES DERRAH AND MERALEE LIDDELL DERRAH, HUSBAND AND WIFE

KATHERINE A.

hereinafter called grantor, convey(s) to

RONALD L. PRIBBLE AND

PRIBBLE, HUSBAND AND WIFE

all that real property situated in the County

of Klamath, State of Oregon, described as:

Beginning at a point on the North line of Lot 3 in Block 12 of HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, which point is 35.9 feet East of the Northwest corner of said Lot 3, running thence South and parallel with the West line of said Lot 3 a distance of 121 feet; thence East and parallel with Canby Street a distance of 42.5 feet; thence North and parallel with the West line of Lot 3, a distance of 121 feet to the South line of Canby Street; thence West along the South line of Canby Street a distance of 42.5 feet to the point of beginning, and being a portion of Lots 3 and 4 in Block 12 of HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON.

SUBJECT TO: Trust Deed recorded June 21, 1976 in Book M-76 at Page 9196 Trustor being Harold James Derrah and Meralee Liddell Derrah, husband and wife and Beneficiary being Security Savings and Loan Assoc., of which the Grantees hereby agree to assume and pay.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

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 \$ 46,500.00.

Dated this 20th day of December, 19 77.

Harold James Derrah
HAROLD JAMES DERRAH

Meralee Liddell Derrah
MERALEE LIDDELL DERRAH

STATE OF OREGON, County of Klamath) ss.

On this 20 day of December, 1977 personally appeared the above named Harold James Derrah and Meralee Liddell Derrah and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Eileen S. Mame

Notary Public for Oregon

My commission expires: 6-13-80

- * 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)

DERRAH

TO

PRIBBLE

After Recording Return to: Grantee at
1434 Canby Street
Klamath Falls, OR 97601;
Tax Stmts to Security S & L
P. O. Box 1921
Klamath Falls, OR 97601

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

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record
on the 20th day of December, 19 77
at 11:11 o'clock A M. and recorded in book M77
on page 24513 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernetha J. Lisch

Deputy

Fee \$3.00