

41449

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WARRANTY DEED

THIS INDENTURE WITNESSETH, That ARTHUR L. HARRIS and VIRGINIA M. HARRIS, husband and wife, herein called "grantors", in consideration of Ninety Four Thousand Four Hundred and no/100ths DOLLARS to them paid, have bargained and sold and by these presents do grant, bargain, sell and convey to SKATELAND, a partnership consisting of Virginia M. Harris and Arthur L. Harris, husband and wife, and Jack M. Baker and Byron B. Bortis, dba Baker & Bortis Construction Co., herein called "grantee", its successors and assigns forever, the following-described premises, situated in Klamath County, State of Oregon:

The Westerly 300 feet of the Northerly 135 feet of Lot 2, Block 3, TRACT 1080, WASHBURN PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, containing .93 acres, more or less.

SUBJECT TO: (1) Rules, regulations and assessments of South Suburban Sanitary District. (2) Reservations and restrictions contained in the dedication of Washburn Park. (3) Set back provisions set forth in deed from Washburn Enterprises, Inc. to Arthur L. Harris, et ux, recorded

Dec 9, 1978, in Volume M-78, Page 423, records of Klamath County, Oregon,

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD said premises unto grantee, its successors and assigns forever. Said grantors do covenant to and with said grantee, its successors and assigns, that they are the owners of said premises, being lawfully seized in fee simple thereof; that said premises are free from all encumbrances, except as stated above, and that they and their heirs and representatives will warrant and defend the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$ 94,400.00

IN WITNESS WHEREOF, We have hereunto set our hands this 9th day of January, 1978.

Virginia M. Harris
Arthur L. Harris

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STATE OF OREGON

County of KLAMATH

ss. January 9, 1978

Personally appeared the above-named ARTHUR L. HARRIS and VIRGINIA M. HARRIS, husband and wife, known to me to be the identical persons described as grantors in the within Deed, and acknowledged said instrument to be their voluntary act and deed.

Before me:

Caroline H. Marshall
NOTARY PUBLIC FOR OREGON
My commission expires 2-9-78

Return to:
WESTERN BANK
P. O. Box 669
Klamath Falls, Ore. 97601

STATE OF OREGON, COUNTY OF KLAMATH, ss.

filed for record ~~at 1:55 PM~~ of

this 9th day of January A. D. 1978 at 2:55 clock PM, and
tuly recorded in Vol. M78, of Deeds on Page 478.

W. D. MILNE County Clerk
By *Bernetha J. Leach*
Fee \$6.00

SEND TAX STATEMENTS TO:
SKATELAND
2207 Washburn Way
Klamath Falls, Oregon 97601

(Warranty Deed - 2)