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T/A # 14091-5

WARRANTY DEED (INDIVIDUAL) Vol. 78 Page 2660CHARLES H. SAWYER and KARYN M. SAWYER, husband and wife

hereinafter called grantor, convey(s) to

C. JOHN GREEN and KATHLEEN E. GREEN, husband and wife

all that real property situated in the County

of KlamathState of Oregon, described as:
Lot 23, Block 6 of Tract No. 1035, GATEWOOD, in the County of Klamath, State of Oregon.

- SUBJECT TO: 1. Rules and regulations of the City of Klamath Falls.
 2. Set back provisions as delineated on the recorded plat.
 3. Utility easements as delineated on the recorded plat.
 4. Restrictions as shown on the recorded plat of Gatewood.
 5. Covenants, easements and restrictions imposed by instrument recorded May 17, 1973 in Book M73 at page 5995.
 6. Trust Deed, including the terms and provisions thereof, recorded February 18, 1977 in Book M77 at page 2951, in favor of First National Bank of Oregon, which Trust Deed the Grantees herein assume and agree to pay according to the terms as contained therein.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except _____
 as specifically set forth hereinabove

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 \$ 51,919.63.

Dated this 10th day of February, 1978.

Charles H. Sawyer
Karyn M. Sawyer

STATE OF OREGON, County of Klamath) ss.

February 13, 1978 personally appeared the above named
Charles H. Sawyer and Karyn M. Sawyer and acknowledged the foregoing
 instrument to be their voluntary act and deed.

Before me:

Barlene T. Addington
 Notary Public for Oregon
 My commission expires: March 22, 1981

* 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)

TO

After Recording Return to:
 Mr. & Mrs. C. John Green
 4816 Glenwood Drive
 Klamath Falls, Oregon 97601

Send Tax Statements to:
 First National Bank
 P.O. Box 3131
 Portland, Oregon 97208

(Previous Form No. TA 16)

STATE OF OREGON,)
) ss.

County of Klamath)

I certify that the within instrument was received for record
 on the 13th day of February, 1978,
 at 3:20 o'clock P M. and recorded in book M78
 on page 2660 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk Title

By Bernetha J. Smith Deputy

Fee \$3.00