,— -	FORM No. 633-WARRANTY DEED (Individual or Corpor	ate}.	STEVENS-NESS LAW POBL SHING	CO . PONTLAND. DR. WIDDA
	43793	WARRANTY DEED	Vol. 78 1000	
			,	INC.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by R. C. ROBERTS

k. C. RUBERIS , hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 2, Block 1, COUNTRY GREEN, in the County of Klamath, State of Oregon

OF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

except as shown on attached exhibit A

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,742.00

changes shall be implied to make the provisions hereof apply equally to corporations and to individuals. In Witness Whereof, the grantor has executed this instrument this 27thay of February , 1978; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

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HENLEY LAND COMPANY, INC. By: 10m Tmc/ auglesy Attorney in Fact

and that

FORM No. 159-ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.			
STATE OF OREGON, County of Klamath			
LI T MaCauchan	February		personally appeared
who, being duly sworn (or affirmed), did say that HENLEY LAND COMPA			
that he executed the foregoing instrument by aut edged said instrument to be the act and deed of sai	hority of and in be		
(Official Seal)	Before me:	(Signature) (Signature)	Lach
recording return to: R.C. Roberts 1757 Ariacon Ct F Jace OK HAMI ADDITION OF	50% F 30 50 00 10 F 00 00 5 0000 0 5 105 -	at o'e in book file/reel-numbe Revord of Deed	s of said county. my hand and seal of
I a change is requested all fax statements shall be sent to the following address			
same as above		B_{Y}	Recording Office Deput
TEAML ADDITESS 211			

EXHIBIT A

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.

Note: Country Green to be serviced by South Suburban Sanitary District until East Suburban Sanitary District is in operation as disclosed by Agreement recorded May 14, 1974 in Book M-74 at page 5999, Microfilm Records.

3. An easement created by instrument, including the terms and provisions thereof, Dated : March 3, 1932

Recorded In favor of	<pre>March 18, 1932 Book: 97 Page: 155 The California Oregon Power Company, a California Corporation</pre>	
For :	 California Corporation 10 feet, over the NE% of said Sec. 13, for power and telephone lines. 	

4. Agreement, including the terms and provisions thereof, between Oregon Water Corporation and Henley Land Co., Inc., dated April 10, 1974, recorded May 2, 1974 in Book M-74 at page 5514, Microfilm Records. "There will be a \$51.00 connection fee for water."

5. 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 30, 1974 Book: M-74 Page: 9272 Amended : June 30, 1975 Book: M-75 Page: 7360

6. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of

/. An easement c provisions thereo Dated	
Recorded In favor of For	 August 13, 1974 August 15, 1974 Book: M-74 Page: 9954 Pacific Power & Light Co. Right of way across Lots 3, 4, 10, 12, 15, 23, 47 & 52, Blk 1; Lots 2 and 3, Blk 2; Lots 2 and 12, Blk 3; Lots 5 and 12 Blk 4 and Lot 5 Blk 5.

TYTE OF OREGON; COUNTY OF KLAMATH; 55.

as 27th day of February A D to 78 at 4:00 at PA1 or

Way D. Miletty Comp. Cie By Dirnicha & Leboch

Fee \$6.00

3698