

44701

WARRANTY DEED (INDIVIDUAL)

Vol. m 78 Page 4981PATRICK JAMES BRENNAN AND PATSY L. BRENNAN, HUSBAND AND WIFEPHILIP HERSEY AND ANNABELLE I. HERSEY, HUSBAND AND WIFE, hereinafter called grantor, convey(s) toof Klamath, State of Oregon, described as:

Lot 9, Block 1, FIRST ADDITION TO VALLEY VIEW, in the County of Klamath, State of Oregon. SUBJECT TO: 1. Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$35,000.00 of which the grantee herein agrees to assume and pay. Recorded January 20, 1977, in Book M-77, Page 1130. 2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District. 3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District. 4. An easement created by instrument, including the terms and provisions thereof, recorded February 14, 1966 in Book M-66 at page 7841, Microfilm Records, in favor of South Suburban Sanitary District of Klamath County, Oregon, for a sewer in and across those portions of property in question designated as streets on the map Proposed Plat of First Addition to Valley View. 5. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of First Addition to Valley View. 6. 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 7, 1970 in Book M-70, Page 2696

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except As Shown 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 \$ 45,000.00 *

Dated this 15th day of March, 1978.

Patrick James Brennan
PATRICK JAMES BRENNAN
Patsy L. Brennan
PATSY L. BRENNAN

STATE OF OREGON, County of Klamath ss.

On this 15th day of March, 1978 personally appeared the above named Patrick James Brennan and Patsy L. Brennan and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Martha Shook
Notary Public for Oregon
My commission expires: 7-21-81

* 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)

BRENNAN
TO
HERSEY

After Recording Return to: and send tax statements to Philip and Annabelle Hersey at 3313 Raymond Klamath Falls, OR 97601

STATE OF OREGON,)
County of Klamath) ss.

I certify that the within instrument was received for record on the 15th day of March, 1978, at 3:21 o'clock P. M. and recorded in book M78 on page 4981 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne - County Clerk Title

By Suzanne J. Helich Deputy