

45713

38-14384-D

WARRANTY DEED (INDIVIDUAL)

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MELVIN J. RICHARDS, also know as M. J. RICHARDS

ROBERT L. MCCULLOUGH

hereinafter called grantor, convey(s) to

of Klamath

State of Oregon, described as:

all that real property situated in the County

Lot 3, Block 45, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT PLAT NO. 2
in the County of Klamath, State of Oregon

Subject to:

1. Easements recorded November 6, 1951 in Book 254, Page 449
2. An undivided $\frac{1}{2}$ interest in mineral rights recorded in deed September 2, 1933 Volume 101 at page 384
3. Restrictions as shown on the recorded plat of Klamath Falls Forest Estates, Highway Unit Plat No. 2

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

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

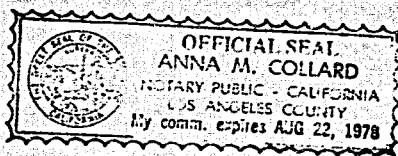
The true and actual consideration for this transfer is \$ 3,500.00

Dated this 30th day of March, 19 78

Melvin J. Richards
Melvin J. Richards

CALIFORNIA
STATE OF ~~OREGON~~, County of LOS ANGELES) ss.

March 30th
MELVIN J. RICHARDS, 19 78 personally appeared the above named
instrument to be his voluntary act and deed. and acknowledged the foregoing



Before me:

Anna M. Collard
Notary Public for ~~Oregon~~ California
My commission expires: 8-22-78

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:

TA-Branch

Send tax statements
Robert L. McCullough
Rt. 1 Box 225
Bonanza, Oregon 97623

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record
on the 4th day of April, 19 78
at 11:15 o'clock A M, and recorded in book M78
on page 6399 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernice J. Jetch

Deputy

Fee \$3.00