

47343

MTC 6410

-WARRANTY DEED-

Vol. m78 Page 9616

FLORENCE D. BENSON, also known as FLORENCE DORA BENSON, Grantor, warrants and conveys to MARK E. SCRIMSHER and SUSAN L. SCRIMSHER, husband and wife, Grantees, the following described real property situate in Klamath County, Oregon, free of all encumbrances, except as specifically set forth herein:

Lots 52 and 53 of FAIR ACRES SUBDIVISION No. 1 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, SAVINGS AND EXCEPTING THEREFROM a strip of land 14 feet 2 inches off the North side of Lot 52 and a strip of land 45 feet 10 inches off the South side of Lot 53, both said strips extending by parallel lines from the East side line of Kane Street to the Northwest line of the Enterprise Irrigation District Canal.

and covenant that grantor is the owner of the above-described property free of all encumbrances, except reservations, restrictions, easements and rights of way of record and those apparent upon the land; rules, regulations, liens and assessments of water users and sanitation districts; 1977-78 taxes are now a lien but not yet payable; 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 Thirty Four Thousand Nine Hundred and No/100ths (\$34,900.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed to: Realty Tax & Service Division, 321 S. W. Fourth Ave., Portland, Oregon 97204  
U. S. National Bank of Oregon, %

DATED this 17 day of August, 1977.

Florence Dora Benson

STATE OF OREGON )  
County of Klamath ) ss.

Aug. 17, 1977.

Personally appeared the above-named FLORENCE D. BENSON, also known as FLORENCE DORA BENSON, and acknowledged the foregoing instrument to be her voluntary act. Before me:



Mildred L. Lewis  
Notary Public for Oregon  
My Commission expires: 7-19-78

After recording return to:  
Mark E. Scrimsher  
931 Kane Street  
Klamath Falls, Oregon 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

on 11th day of May, A. D. 1978, at 10:48 o'clock A. M., and

fully recorded in Vol. M78, of Deeds, on Page 9616

**WILLIAM P. BRANDSNESS**  
ATTORNEY AT LAW  
411 PINE STREET  
KLAMATH FALLS, OREGON 97601

Wm D. MILNE, County Clerk

By Bernice M. Hitch

Fee \$3.00