

MICHAEL HARDY and DEBORA E. HARDY, husband and wife

MARTIE L. TEMPLIN

hereinafter called grantor, convey(s) to

of Klamath, State of Oregon, described as:

Beginning at a point in the Northerly boundary of Tract No. 33 of ALTAMONT SMALL FARMS, said point being 321.0 feet distant from the Northwest corner of said tract, and running thence South 88°46' East along the said Northerly boundary of said tract 107.0 feet; thence South 0°11' West 200 feet, more or less, to a point in the Southerly boundary of said tract; thence North 88°46' West along the said Southerly boundary of said tract 107.0 feet; thence North 0°11' East 200.0 feet, more or less, to the point of beginning, and being a portion of said Tract No. 33, and being situate in the County of Klamath, State of Oregon.

## SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Irrigation District.
2. Regulations, including levies, liens assessments, rights of way and easements of the South Suburban Sanitary District. ....Continued... and covenant(s) that grantor is the owner of the above described property free of all encumbrances except

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 \$ 33,250.00 .

Dated this 15 day of May, 19 78.

MICHAEL HARDY

DEBORA E. HARDY

STATE OF OREGON, County of Klamath ) ss.

On this date, May 15, 19 78, personally appeared the above named Michael Hardy and Debora E. Hardy and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

NOTARY PUBLIC

Notary Public for Oregon

My commission expires:

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 whole consideration." (Indicate which)

## WARRANTY DEED (INDIVIDUAL)

HARDY

TO

TEMPLIN

After Recording Return to:

T/A Susan

Tax Statements to:

Martie L. Templin

3506 Anderson Ave  
Klamath Falls, Ore 97601

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 19 at o'clock M. and recorded in book on page Records of Deeds of said County.

Witness my hand and seal of County affixed.

By

Deputy

10233

3. An easement created by instrument, including the terms and provisions thereof, recorded June 19, 1964 in Book 354, page 15.

OF ORIGIN COUNTY OF KLAMATH; ss.  
for record at request of Transamerica Title Co.  
the 16th day of May A D 19 78 at 3:38'clock P M, or  
filed recorded in Vol. M78, of Deeds on Page 10232  
By Wm D. MILNE, County Clerk  
Fee \$8.00

Unofficial Copy