

54547

WARRANTY DEED (INDIVIDUAL)

Vol. 78 Page 19671

WILLIAM D. BRINES and ANN L. BRINES, husband and wife

LAWRENCE A. PIERCE and KATHLEEN M. PIERCE, husband and wife, hereinafter called grantor, convey(s) to

of Klamath State of Oregon, described as: all that real property situated in the County

(See attached legal description)

SUBJECT TO: 1. Taxes for the year 1978-79 are now a lien but not yet payable.

2. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$37,100.00, Dated August 22, 1977, Recorded August 24, 1977 in Book M-77 at Page 15638, Trustor - William D. Brines and Ann L. Brines, husband and wife, Trustee - William L. Sisemore, Beneficiary - Klamath First Federal Savings and Loan Association of Klamath Falls, Oregon, a corporation, WHICH GRANTEES HEREIN AGREE TO ASSUME AND PAY IN FULL.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as listed 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 \$ 66,500.00

Dated this 30th day of August, 19 78

WILLIAM D. BRINES

ANN L. BRINES

STATE OF OREGON, County of Klamath) ss.

On this 30th day of August, 19 78 personally appeared the above named William D. Brines and Ann L. Brines instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 2/4/81

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)

Brines

TO

Pierce

After Recording Return to:
Mr. and Mrs. Lawrence A. Pierce
1811 Park, K. Falls, OR 97601
SEND TAXES TO:
Klamath First Federal
540 Main Street
Klamath Falls, OR 97601

STATE OF OREGON,

County of _____) ss.

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 _____ Title _____ Deputy

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That portion of Lots 13, 14, 15, 16 and 17 in Block 12 of
MOUNTAIN VIEW ADDITION TO THE CITY OF KLAMATH FALLS, OREGON,
more particularly described as follows:

Commencing at the Southeast corner of Lot 17, Block 12; thence
West along the South boundary of Block 12, 5.00 feet to the true
point of beginning; thence West along the South boundary of Block
12, 120.00 feet, more or less, to the Southwest corner of Block 12;
thence North 44° 43' East, 154.80 feet, more or less, to the North
boundary of Lot 17; thence East along the North boundary of Lot 17,
11.07 feet, more or less, to a point 5.00 feet West from the North-
east corner of Lot 17; thence South parallel with the East boundary
of Lot 17, 110.00 feet to the true point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 6th day of September A. D. 1978 at 3:55 o'clock P.M., and

duly recorded in Vol. M78, of Deeds on Page 19671

Wm D. MILNE, County Clerk

By Bernice A. Ketch

Fee \$6.00