

55073

Vol. <sup>m</sup> 78 Page 20517

## WARRANTY DEED (INDIVIDUAL)

JOSEPH O. SNYDER and REA LOUISE SNYDER, husband and wife

ANTHONY B. BAIR and MARY ELLEN BAIR, as tenants in common

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

Lots 7 and 8, Block 10, ST. FRANCIS PARK, in the County of Klamath,  
State of Oregon.and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
SEE ATTACHED EXHIBITand with 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 \$ 32,500.00

Dated this 14th day of September, 1978.

*Rea Louise Snyder*  
*Joseph O. Snyder*

STATE OF OREGON, County of Klamath

On this 15 day of September

Joseph O. Snyder and Rea Louise Snyder, 1978 personally appeared the above named  
instrument to be their voluntary act and deed, and acknowledged the foregoing

Before me:

*Donna K. Rick*  
DONNA K. RICK  
NOTARY PUBLIC-OREGON  
My Commission Expires 12/1/79

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/the whole  
consideration." (Indicate which)

## WARRANTY DEED (INDIVIDUAL)

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.

Title

By

Deputy

After Recording Return to TA Donna

Send tax statements:  
Same as now

EXHIBIT "A"

20518

SUBJECT TO:

1. 1978-79 taxes, a lien in an amount to be determined, but not yet payable.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditched and canals of Enterprise Irrigation District.
3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
4. 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 : May 24, 1940 Book: 129 Page: 379
5. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of St. Francis Park.
6. 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 \$21,850.00,  
Dated : August 13, 1976  
Recorded : August 13, 1976 Book: M-76 Page: 12818  
In favor of State of Oregon, represented and acting by the Director of Veterans' Affairs, which grantees herein assume and agree to pay.

STATE OF OREGON, COUNTY OF KLAMATH; ss.

Subscribed in presence of Transamerica Title Co.

15th day of September

A. D. 1978

at 3:38 P.

o'clock M.

on Page 20517

Wm D. MILNE, County Clerk

*Wm D. Milne*

Fee \$6.00