

1A 38-16524-D

CHARLES A. STEWART, JR AND ALICE C. STEWART, husband and wife

hereinafter called grantor, convey(s) to
DONALD L. OVERSTREET AND ANITA J. OVERSTREET, husband and wifeall that real property situated in the County
of Klamath, State of Oregon, described as:

Lot 42, FIRST ADDITION TO SUMMERS LANE HOMES, in the County of Klamath, State of Oregon

Subject to:

1. Taxes for the year 1978-79 which are a lien but not yet due and payable
2. Regulations of Klamath Irrigation District
3. Regulations of South Suburban Sanitary District
4. Rights of way to the United States of America recorded March 16, 1909 in Book 25 page 628
5. Easements, restrictions as shown on the recorded plat recorded in Book 307 page 441
6. Easement to California Oregon Power Company recorded July 14, 1961 in Book 331 page 24
7. A .7 foot encroachment of set-back line as stated in deed recorded November 25, 1968 in Book M-68 page 10404
8. Mortgage recorded February 1, 1978 in Book M-78 page 1980 with Mortgagee being State of Oregon, which the grantees agree and assume to pay in full

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 \$54,500.00.Dated this 10 day of October, 1978.

Charles A. Stewart, Jr
Alice C. Stewart

STATE OF OREGON, County of Klamath ss.

October 10, 1978 personally appeared the above named
Charles A. Stewart, Jr & Alice C. Stewart and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

Donna K. Rick
DONNA K. RICK
NOTARY PUBLIC-OREGON
My Commission Expires 7/21/79

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)

TO

After Recording Return to Ta donna
send tax statements to:
same as now listed

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record
on the 10th day of October, 1978,
at 3:48 o'clock P.M. and recorded in book M78
on page 22663 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernice A. Letch

Deputy

Fee \$3.00