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T/A #M-38-16656-2-M
WARRANTY DEED (INDIVIDUAL) Vol. 78 Page 23473

CHESTER LEE MANN and JAMIE JO MANN, husband and wife

, hereinafter called grantor, convey(s) to

MARY M. SULLIVAN

all that real property situated in the County

of Klamath, State of Oregon, described as:

Lot 42, OLD ORCHARD MANOR, in the City of Klamath Falls

SUBJECT TO:

1. Taxes for the year 1978-'79, a lien not yet payable.
2. Rules, regulations and statutory powers of Klamath Irrigation District.
3. Restrictions as shown on the recorded plat of Old Orchard Manor.
4. Building set back lines as shown on plat.
5. An easement created by instrument, including the terms and provision thereof, recorded January 23, 1951 in Book 244 at page 613.
6. Covenants, easement and restrictions imposed by instrument, including the terms thereof, recorded 2-20-51, Book 245, page 361.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as specifically set out 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 \$ 33,000.00

Dated this 17th day of October, 19 78

Chester Lee Mann
Jamie Jo Mann

STATE OF OREGON, County of Klamath) ss.

On this 17th day of October, 19 78 personally appeared the above named Chester Lee Mann and Jamie Jo Mann and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Marlene V. Addington
Notary Public for Oregon
My commission expires: March 22, 1981



should include cash plus all encumbrances existing against the property to which the subject or which the purchaser agrees to pay or assume.
includes other property or value, add the following: "However, the actual consideration conveyed 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:
and Send Tax Statements To:

Mary M. Sullivan
951 E. Tabor Ave.
Fairfield, California

STATE OF OREGON,)

) ss.

County of Klamath)

I certify that the within instrument was received for record on the 19th day of October, 19 78 at 10:55 o'clock A M. and recorded in book M78 on page 23473 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernadine Shetsch

Deputy

Fee \$3.00