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M-16550-5

WARRANTY DEED (INDIVIDUAL)

Vol. M 78 Page 23704

EDWIN A. CALDWELL AND MARY JANE CALDWELL, husband and wife

, hereinafter called grantor, convey(s) to

GREGORY J. HIGASHI AND VICKEY N. HIGASHI, husband and wife

all that real property situated in the County

of Klamath, State of Oregon, described as:

Lot 2, Block 12, FOURTH ADDITION TO WINEMA GARDENS, in the County of
Klamath, State of Oregon

Subject to:

1. taxes for the year which are a lien but not yet due and payable
2. Regulations of Enterprise Irrigation
3. Regulations of South Suburban Sanitary District
4. Restrictions as shown on the recorded plat

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 \$ 76,100.00.*

Dated this 16th day of October, 1978.

Edwin A. Caldwell
Mary Jane Caldwell

STATE OF OREGON, County of Klamath) ss.

On this 16th day of October, 1978 personally appeared the above named
Edwin A. Caldwell & Mary Jane Caldwell and acknowledged the foregoing
instrument to be their voluntary act and deed.



Before me:

Marlene V. Addington
Notary Public for Oregon
My commission expires: 3-22-81

- * 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)

TO

After Recording Return to: TA Marlene

send tax statements to:
Peoples Mortgage Company
500 NE Multnomah Suite 850
Portland, Oregon

STATE OF OREGON,)

) ss.

County of Klamath)

I certify that the within instrument was received for record
on the 23rd day of October, 1978,
at 10:34 o'clock A M. and recorded in book M78
on page 23704 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Brunetta Misch

Deputy

Fee \$3.00