

58274

WARRANTY DEED (INDIVIDUAL)

Vol. 78Page 25547

ARTHUR G. WHITEMORE and DOROTHY A. WHITEMORE, husband and wife
FRANCES JOAN FARLOW, 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. 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 September 10, 1956 in Book 12 at page 250, Modified July 7, 1959 in Book 314 at page 80.
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 \$28,350.00, dated June 29, 1977, recorded July 1, 1977 in Book M-77 at page 11717, which buyers herein agree to assume and pay, per the terms and conditions thereof.

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 \$ 40,000.00.

Dated this 9 day of November, 19 78.

Arthur G. Whittemore
Dorothy A. Whittemore
 Arthur G. Whittemore
 Dorothy A. Whittemore

STATE OF OREGON, County of Klamath) ss.

On this date, November 9th, 1978, personally appeared the above named Arthur G. Whittemore and Dorothy A. Whittemore and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

[Signature]
 Notary Public for Oregon

My commission expires: 4-5-82

- * 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)

WHITEMORE

9 TO

FARLOW

After Recording Return to: & Taxes
 Klamath First Federal S & L
 540 Main Street
 Klamath Falls, Oregon 97601

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 9th day of November, 1978, at 1:00 o'clock PM, and recorded in book M78 on page 25547 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By [Signature]

Deputy

25547A

A parcel of land situated in Lots 11 and 12, Block 15 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a $\frac{1}{2}$ inch iron pin on the Westerly right of way line of Berkley Street from which the Southeast corner of said Lot 12 bears South $00^{\circ} 15' 36''$ West, 93.93 feet; thence North $89^{\circ} 44' 45''$ West, 85.00 feet to the Westerly line of the East $\frac{1}{2}$ of said Lot 11; thence North $00^{\circ} 15' 36''$ East along said Westerly line of the East $\frac{1}{2}$ of Lot 11, 70.00 feet; thence South $89^{\circ} 44' 45''$ East, 85.00 feet to a $\frac{1}{2}$ inch iron pin on said Westerly right of way of Berkley Street; thence South $00^{\circ} 15' 36''$ West along said Westerly right of way line 70.00 feet to the point of beginning.

16879

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 13th day of November A. D. 19 78 at 3:40 o'clock P. M., and

duly recorded in Vol. M78, of Deeds on Page 25547

Wm D. MILME, County Clerk

By Bernice Shelsch

Fee \$6.00