

59313

SAMUEL FRANKEL and CATHERINE L. FRANKEL, husband and wife

MARVIN A. CUNNINGHAM and SYLVIA K. CUNNINGHAM, husband and wife

of Klamath, State of Oregon, described as:

Lot 2, Block 3, KLAMATH RIVER SPORTSMAN ESTATES, in the County of Klamath, State of Oregon.

Subject To:

1. Restrictions, as shown on the recorded plat of Klamath River Sportsman Estates. 2. Covenants, easements and restrictions, including the terms thereof, recorded May 8, 1968 in Book M-68 at Page 4084. 3. Rights of the public in and to any portion of said premises lying within the limits of roads and highways, including public road dedication in Deed Book 46 at page 56, Book 46 at page 48, which contains reverter provisions. 4. Release, including the terms and provisions thereof, pertaining to control of water level of Klamath Lake from Roy W. Nelson, et al., to the California Oregon Power Company, recorded December 23, 1931 in Book 96 at page 440, Deed Records. 5. Easement, including the terms and provisions thereof, pertaining to the control of water level of Klamath Lake recorded December 22, 1931 in Book 96 at page 441, Deed Records. 6. Mortgage, recorded December 1, 1976 in book M-76 and covenant(s) that grantor is the owner of the above described property free of all encumbrances except at page 19292 in favor of Department of Veterans' Affairs, which grantees herein agree and assume to pay.

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 \$ 52,500.00

Dated this 2nd day of December, 1978

X Samuel Frankel

X Catherine L. Frankel

STATE OF OREGON, County of Klamath ss.

On this 2 day of December, 1978 personally appeared the above named Samuel Frankel and Catherine L. Frankel and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Catherine L. Frankel

Notary Public for Oregon

My commission expires: 1979

- * 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:

Mr. + Mrs. Marvin Cunningham
Ashland Star Route
Keno, OregonSend tax statements to:
Dept. of Veterans' Affairs
1225 Ferry SE
Salem Oregon 97310Form No. 9-900
(Previous Form No. TA 10)

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 5th day of December, 1978 at 11:43 o'clock A.M. and recorded in book M78 on page 27323 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By

Bernice D. Lettsch

Deputy

Fee \$3.00