38-17199-D

61523 WARRANTY DEED (INDIVIDUAL)

Vol. M79 Page 1905

VERNA LOIS AYDELOTT, an estate in fee simple

hereinafter called grantor, convey(s) to LLOYD M. RICTOR and HELEN G. RICTOR, husband and wife

all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 20, SUMMERS LANE HOMES, in the County of Klamath, State of Oregon.

SUBJECT TO: 1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls, 2. Regulations, including levies, assessments water and irrigation rights and easements for ditches and canals of Klamath Irrigation District. 3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District. 4. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Summers Lane Homes. 5. 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 March 6, 1956 in book 281 at page 330.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except those stated 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 $ 45,000.00 *

**

Dated this 22 day of January, 19 79

Verna Lois Aydelott
VERNA LOIS AYDELOTT

STATE OF OREGON, County of KLAMATH) ss.

on this date, January 22, 19 79 personally appeared the above named VERNA LOIS AYDELOTT and acknowledged the foregoing instrument to be HER voluntary act and deed.

Before me:

Donna K. Rick
NOTARY PUBLIC-OREGON
My Commission Expires 9/21/79

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)

AYDELOTT

TO

RICTOR

After Recording Return to: TA DONNA

SEND TAX STATEMENTS TO:

Mr. & Mrs. Lloyd M. Rictor
4420 Onyx
Klamath Falls, Oregon 97601

Form No. 0-960
(Previous Form No. TA 16)

STATE OF OREGON,)
) ss.
County of Klamath)

I certify that the within instrument was received for record on the 23rd day of January, 19 79, at 10:28 o'clock AM. and recorded in book M79 on page 1905 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
County Clerk Title

By Bernetha Roberts Deputy

Fee $3.00

FILED JAN 23 10 28 AM '79