

17946-5-D

64447

## WARRANTY DEED (INDIVIDUAL)

Vol. <sup>m</sup> 79 Page 6520

GEOGRE MICKA AND FLORENCE BEVERLY MICKA, husband and wife  
 DAVID L. KENT AND KAREN A. KENT, husband and wife  
 of Klamath, State of Oregon, described as: all that real property situated in the County

Lot 6, Block 7, SECONDADDITION TO SUNSET VILLAGE, in the County of Klamath  
 State of Oregon  
 Subject to:

1. Regulations of the City of Klamath Falls
2. Regulations of Enterprise Irrigation District
3. Regulations of the South Suburban Sanitary District
4. Regulations of the Sunset Lighting District
5. Restrictions as shown on the recorded plat
6. Restrictions, covenants and easements recorded April 8, 1970 in Book M-70 page 2738
7. Trust Deed dated March 9, 1979 and recorded March 12, 1979 with trustor being George Micka and Florence Beverly Micka and the beneficiary being Security Savings and Loan Associations, a Corporation which the grantees agree and assume to pay in full

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 \$51,500.00

Dated this 22 day of March, 1979.

George Micka

Florence Beverly Micka

STATE OF OREGON, County of Klamath ) ss.

George Micka and Florence Beverly Micka March 22, 1979 personally appeared the above named instrument to be their voluntary act and deed.

Before me:

Donna K. Rick  
 DONNA K. RICK  
 NOTARY PUBLIC-OREGON  
 My Commission Expires 12/1/79

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)

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STATE OF OREGON, )

County of Klamath ) ss.

I certify that the within instrument was received for record on the 22nd day of March, 1979, at 3:21 o'clock P.M. and recorded in book M79 on page 6520 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

By

Fee \$3.00

Bernard A. Litsch Title Deputy

After Recording Return to: ta donna  
 send tax statements to  
 3885 Coronado  
 Klamath Falls, Oregon 97601