

18153-4-D
65808

WARRANTY DEED (INDIVIDUAL)

Vol. ^m79 Page 8763

JAMES H. LANE and SHARON ANNETTE LANE, husband and wife

hereinafter called grantor, convey(s) to

DE ANNA MONTGOMERY and DENNIS FASSLER, with right of survivorship

all that real property situated in the County

of KLAMATH, State of Oregon, described as:

SEE ATTACHED "EXHIBIT A"

SUBJECT TO: 1. Regulations for the City of Klamath Falls.
2. An easement recorded April 19, 1926 in Book 69 at page 466 in favor of The California Oregon Power Company for transmission and distribution of water lines and pipes.

"The grantees herein do not take the title in common but with the right of survivorship; that is, that the fee shall vest in the survivor of the grantees"

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 \$ 7,500.00 *

Dated this 19 day of April, 19 79.

James H. Lane
JAMES H. LANE

Sharon Annette Lane
SHARON ANNETTE LANE

STATE OF OREGON, County of KLAMATH) ss.

on this date, April 19, 1979 personally appeared the above named
James H. Lane and Sharon Annette Lane, husband and wife acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

Donna K. Rick
DONNA K. RICK
NOTARY PUBLIC-OREGON
My Commission Expires 7/21/79

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)

LANE
TOFASSLER & MONTGOMERY

After Recording Return to: TA DONNA
SEND TAX STATEMENTS TO:

2342 Home St
Klamath Falls, OR
97601

STATE OF OREGON,)

) ss.

County of _____

I certify that the within instrument was received for record
on the _____ day of _____, 19____.

at _____ o'clock _____ M. and recorded in book _____
on page _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

Title

By _____ Deputy

8764

DESCRIPTION

A portion of Lot 355, Block 123, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, said parcel being more particularly described as follows:

Beginning at the Southeast corner of the intersection of Home Avenue with Division Street; thence Easterly along the South line of Home Avenue a distance of 200 feet; thence Southerly at right angles to Home Avenue to the North line of the alley running through said Block 123; thence Easterly along to North line of said alley a distance of 85 feet; which said point is the Southeast corner of that certain parcel of property described in deed recorded in Volume 283 at page 428, Deed Records of Klamath County, Oregon, and which said point is the true point of beginning of the property herein conveyed; thence Easterly along the North line of said alley a distance of 30 feet; thence Northerly at right angles to said North line of alley to the South line of the right of way of the main canal of the U.S.R.S.; thence Northwesterly along the said Southerly line of said canal right of way to a point which is perpendicular to the point of beginning, and which said point is on the Easterly boundary line of that parcel of property described in deed recorded in Volume 283 at page 428, Deed Records of Klamath County, Oregon; thence Southerly to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 19th day of April A. D. 1979 at 3:48 o'clock P.M., and

duly recorded in Vol. 1179, of Deeds on Page 8763

W. D. MILNE, County Clerk

Bernetha H. Hetch

Fee \$6.00