

K-31600

65953

WARRANTY DEED (INDIVIDUAL)

Vol. <sup>M</sup>79 Page 9010

RONALD E. PHAIR AND LORRAYNE PHAIR, husband and wife  
hereinafter called grantor, convey(s) to  
HAROLD R. POLLARD AND CONNIE L. POLLARD, husband and wife  
all that real property situated in the County  
of Klamath, State of Oregon, described as:

Lot 6, Block 3 of LaWanda Hills Tract 1002, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Subject to:

1. Easement recorded March 20, 1926 in Deed Volume 60, page 384
2. Easement recorded December 12, 1921 in Deed Volume 96 page 476
3. Agreement recorded December 18, 1967 in Deed Volume M67 Page 9824
4. Reservations as shown on the recorded plat
5. Declarations of Conditions and Restrictions dated August 31, 1971 and recorded November 14, 1975 in Book M75 Page 14401

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 \$ 78,500.00.

Dated this 18 day of April, 19 79.

Ronald E. Phair  
Lorayne Phair

STATE OF OREGON, County of Klamath ) ss.

Ronald E. Phair & Lorayne Phair, 19 79 personally appeared the above named  
instrument to be Phair 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)

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TO

After Recording Return to: Ta donna

send tax statements to;  
Dept. of Veterans Affairs  
1225 Ferry St. S. E.  
Salem, Oregon 97310

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instrument was received for record  
on the 20th day of April, 1979,  
at 4:32 o'clock P.M. and recorded in book M79  
on page 9010 Records of Deeds of said County.

Witness my hand and seal of County affixed.

William D. Milne

County Clerk Title

By Bernice A. Deloach Deputy

Fee \$3.00