

04-11570 66109

TA 38-18356

-WARRANTY DEED-

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RUSSELL WALSH and EDITH WALSH, husband and wife, grantors, conveys to THOMAS A. WASSON, all that real property situate in the County of Klamath, State of Oregon, described as:

That portion of Tract 5 of the Resubdivision of Tracts 25 to 32, inclusive, of Altamont Ranch Tracts according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows: Beginning at the Southwest corner of said Tract 5; thence Easterly along the Southerly boundary line of said Tract 5 a distance of 85 feet; thence Northerly on a line parallel to and 85 feet distant from the West boundary line of said Tract 5 a distance of 135 feet; thence Westerly on a line parallel to and 135 feet from said Southerly boundary line a distance of 85 feet to the West boundary line of said Tract 5; thence in a Southerly direction along said West boundary line a distance of 135 feet to the point of beginning.

and covenant that grantor is the owner of the above-described property free of all encumbrances, except reservations, restrictions, easements and rights of way of record and those apparent upon the land; rules, regulations, liens and assessments of water users and sanitation districts; 1974-75 taxes are now a lien but not yet payable; 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 Ten Thousand and No/100ths (\$10,000.00) DOLLARS.

Dated this 25th day of July, 1974.

STATE OF OREGON)
County of Klamath) ss.

July 25, 1974.

Personally appeared the above-named RUSSELL WALSH and EDITH WALSH, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Russell Walsh
Edith Walsh
Notary Public for Oregon
My Commission expires: 12-11-74

Until a change is requested all tax statements shall be mailed to the following address: Rt. 1, Box 555, Klamath Falls, OR

VANDENBERG AND BRANDNESS TA

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 24th day of April A.D., 1979 at 10:57 o'clock A M., and duly recorded in Vol. 479 of Deeds on Page 9240.

FEE \$3.00

WM. D. MILNE, County Clerk

By Bernetha Schleich Deputy

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