

66392

38-18388-M
WARRANTY DEED (INDIVIDUAL)

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DAVID E. CARR and G. JEANNE CARR, husband and wife

DOLEPHUS E. PITTS and VIRGINIA E. PITTS, husband and wife, hereinafter called grantor, convey(s) to

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

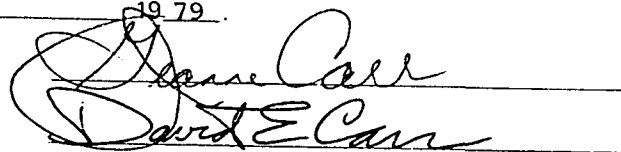
SEE EXHIBIT "A"

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
SEE EXHIBIT "A"

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 \$ 37,500.00

Dated this 30th day of April 19 79



STATE OF OREGON, County of Klamath) ss.

DATED ON THIS 30th DAY OF APRIL 19 79 personally appeared the above named
David E. Carr and G. Jeanne Carr and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

Susan [Signature]
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)

TO

After Recording Return to: Tax Stmts.
Mr. & Mrs. Dolephus E. Pitts
2101 Ogden Street
Klamath Falls, OR 97601

STATE OF OREGON,)

County of) ss.

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

9745

EXHIBIT "A"

The Northerly 66.0 feet of the following described property in the County of Klamath, State of Oregon:

Beginning at a point 720.0 feet East and 792.0 feet North of an iron pin driven into the ground near the fence corner at the Southwest corner of the NW $\frac{1}{4}$ of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, on the property of Otis V. Saylor, being the Southwest corner of said property abutting on the Dalles-California Highway (now Klamath Falls-Lakeview Highway) and which pin is East 30.0 feet of the center of a road intersecting said highway from the North and 30.0 feet North of the center of said highway; thence East 270.0 feet; thence North 198.0 feet; thence West 270.0 feet; thence South 198.0 feet to the point of beginning.

SUBJECT TO:

1. Regulations, including levies, liens, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. Subject to rights of way for irrigation and drainage ditches for adjoining lands as reserved in deed from Lenn J. Smith and Annabel Smith, husband and wife, to B. J. Nelson and Florence Pearl Nelson, husband and wife, dated April 4, 1942, recorded April 6, 1942 in Book 149 at page 412, Deed Records of Klamath County, Oregon.
4. Trust Deed, including the terms and provisions thereof, dated October 1, 1971 and recorded October 11, 1971, which the grantees herein agree to assume and pay.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title co.
 this 30th day of April A. D. 1979 at 3:37 o'clock P. M., of
 duly recorded in Vol. 479, of Deeds on Page 9744

By Wm D. MILNE, County Cl-
Bernard H. Hetch

Fee \$6.00