

69896

WARRANTY DEED (INDIVIDUAL)

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SAM WARREN and ELSIE WARREN, husband and wife, hereinafter called grantor, convey(s) to

CHUCK FISHER & ASSOCIATES, all that real property situated in the County

of Klamath, State of Oregon, described as:

Lot 4, Block 7, SECOND ADDITION 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. This property lies within and is subject to the levies and assessments of the Sunset Village Lighting District.
 5. Restrictions as shown on the recorded plat of Second Addition to Sunset Village.
 6. Covenants, easements and restrictions recorded April 8, 1970 in Book M-70 at page 2738.
 7. Trust Deed recorded October 18, 1972 in Book M-72 at page 11936 which GRANTEES HEREIN AGREE TO ASSUME AND PAY IN FULL.

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 \$ 53,750.00.

Dated this 29th day of JUNE, 1979.

SAM WARREN

ELSIE WARREN

STATE OF OREGON, County of KLAMATH) ss.

on this date, June 29th, 1979 personally appeared the above named SAM WARREN and ELSIE WARREN, husband and wife and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 2/14/81

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)

WARREN

TO

CHUCK FISHER & ASSOCIATES

After Recording Return to: AND SEND TAX STATEMENTS TO:

Chuck Fisher & Associates
403 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 29th day of June, 1979, at 3:17 o'clock P.M. and recorded in book 1179 on page 15516 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

By Bernice Whitcomb

Fee \$3.00

Deputy