

77133

THOMAS A WASSON, and JUDITH M. WASSON, husband and wife

hereinafter called grantor, convey(s) to  
DON M. KINSEY, and VERDA M. KINSEY, husband and wife

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

SEE ATTACHED EXHIBIT "A"

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

SEE ATTACHED 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 \$ 33,920.65 \*

Dated this 16th day of November, 1979.

*Thomas A. Wasson*  
*Judith M. Wasson*

STATE OF OREGON, County of Klamath ss.

On this 16th day of November, 1979, personally appeared the above named  
Thomas A. Wasson and Judith M. Wasson and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

*Darlene P. Aldington*  
Notary Public for Oregon  
My commission expires: 3-22-81

- \* 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)

Thomas A. Wasson  
Judith M. Wasson

TO

Don M. Kinsey  
Verda M. Kinsey

After Recording Return to:

Mrs. & Mrs. Don M. Kinsey  
5702 So. 6th - City, 97601  
Send Tax Statements To:  
Klamath First Federal Sth  
540 Main St., City, 97601

STATE OF OREGON,

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

## EXHIBIT A

Lot 17 of HAGER ACRES and also one acre of ground, more or less, in the County of Klamath, State of Oregon, described as follows:

Beginning at a point at the Northwest corner of the NE $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 12, Township 39 South, Range 9 East of the Willamette Meridian; thence East 460 feet; thence South 190 feet to the Northwestern line of the O.C.E. Railway right of way; thence Northwesterly along said right of way line to the place of beginning.

SAVING AND EXCEPTING THEREFROM that portion lying within the right of way of the O.C. & E Railway.

## SUBJECT TO:

1. Rules, regulations, including levies, liens and utility assessments water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
2. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.
3. Trust Deed, including the terms and provisions thereof, recorded April 24, 1979, in Book M79-9247, in favor of Klamath First Federal Savings and Loan Association, a corporation which Trust Deed the Grantees herein assume and agree to pay.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

and for record at request of Transamerica Title Co.

this 20th day of November A. D. 1979 at 3:55 clock P. M., and duly recorded in Vol. M79, of Deeds on Page 27237

By Wm D. MILNE, County Clerk  
Bernard H. Hirsch

Fee \$7.00