

78454

B-20663-9

WARRANTY DEED (INDIVIDUAL)

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JACK ROBERTS and KARIN ROBERTS, husband and wife

ARCHIE B. STULTS and LOIS L. STULTS, husband and wife

of Klamath, State of Oregon, described as:

Lot 3, Block 8, ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

Subject to:

1. An easement created by instrument, including the terms and provisions thereof, recorded December 1, 1950 in Book: 243 Page: 569 in favor of The California Oregon Power Company, a California Corporation.
2. An easement created by instrument, including the terms and provisions thereof, recorded October 25, 1956 in Book: 287 at page: 442 in favor of The California Oregon Power Company, a California Corporation.
3. Subject to a 10 foot wide thermal easement across rear lot line reserved by Harry R. Waggoner, et ux., set forth in Warranty Deed recorded August 14, 1978 in Book M-78 at page 17721, Microfilm Records.

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

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 \$ 52,000.00

Dated this 19th day of December, 1979.

Jack S. Roberts
Karin Roberts

STATE OF OREGON, County of Klamath) ss.

On this 19th day of December, 1979, personally appeared the above named
Jack Roberts and Karin Roberts and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

Dusan P. Patzke
Notary Public for Oregon
My commission expires: 11/2/82

- * 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:

Mr. & Mrs. Archie B. Stults
198 Peach Street
City, 97601
Send tax statements to:
Dept. of Veterans' Affairs
P.O. Box 97310
Salem, Oregon 97310
Form No. 0-960
(Previous Form No. TA 16)

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record
on the 20th day of December, 1979,
at 3:56 o'clock P.M. and recorded in book 179
on page 29276 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By

Bernard H. Letcher

Deputy

Fee \$3.50