

TESSIE K. DENNIS

JOHN PHILLIP GLOSTER

hereinafter called grantor, convey(s) to
all that real property situated in the County
of Klamath, State of Oregon, described as:

Lot 9, Block 6, THIRD ADDITION TO SUNSET VILLAGE, in the County of Klamath,
State of Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except _____
shown on the 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 \$ 56,000.00.

Dated this 11th day of February, 19 80.

TESSIE K. DENNIS

STATE OF OREGON, County of Klamath) ss.

On this 11th day of February, 19 80 personally appeared the above named
Tessie K. Dennis and acknowledged the foregoing
instrument to be her 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)

Dennis
TO
Gloster

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.

After Recording Return to:
John Phillip Gloster
3940 Redondo Way
Klamath Falls, OR 97601
SEND TAX STATEMENTS TO:
Dept. of Veterans' Affairs
1225 Ferry Street, S.E.
Sale, OR 97310

"Exhibit A"

1. Regulations, including levies, 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. Building set back line of 25.0 feet as shown on the recorded plat of Third Addition to Sunset Village.
4. Irrigation and Utility easement over rear 8.0 feet as shown on the recorded plat of Third Addition to Sunset Village.
5. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat.
6. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,
Recorded : May 14, 1971 Book: M-71 Page: 4407
7. An easement created by instrument, including the terms and provisions thereof,
Recorded : March 18, 1971 Book: M-71 Page: 2314
In favor of : Pacific Power and Light Co.
For : Electric transmission lines
(Covers additional property)
8. This property lies within and is subject to the levies and assessments of the Sunset Highway Lighting District No. 1.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.
this 12th day of February A. D. 1980 at 3:47 clock P. M., and
fully recorded in Vol. 180, of Deeds on Page 2853

W. D. MILNE, County Clerk

By Berntha Helbock

Fee \$7.00