

MODESTO W. JIMENEZ, JR. and BEVERLY A. JIMENEZ, husband and wife

hereinafter called grantor, convey(s) to  
HOWARD J. MASTERS and BERNICE E. MASTERS, husband and wifeall that real property situated in the County  
of Klamath, State of Oregon, described as:

Lot 2 in Block 1 of GREEN ACRES, in the County of Klamath, State of Oregon.

## SUBJECT TO:

1. Restrictions as shown on the recorded plat of Green Acres.
2. An easement created by instrument, including the terms and provisions thereof, recorded January 21, 1957 in Book 289, page 225.
3. An easement created by instrument, including the terms and provisions thereof, recorded July 24, 1970 in Book M70 page 6147.
4. Regulations, including levies, assessments, drainage rights and easements of Green Acres Improvement District.

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 \$ 67,500.00 \*Dated this 10th day of March, 1980

*Modesto W. Jimenez Jr.*  
*Beverly A. Jimenez*

STATE OF OREGON, County of Klamath ) ss.

March 10, 1980 personally appeared the above named  
Modesto W. Jimenez, Jr. and Beverly A. Jimenez and acknowledged the foregoing  
 instrument to be their voluntary act and deed.

Before me:

*Parlene P. Addington*  
 Notary Public for Oregon

My commission expires: March 22, 1981

\* 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)

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STATE OF OREGON, )

County of Klamath ) ss.

I certify that the within instrument was received for record  
 on the 11th day of March, 1980,  
 at 10:31 o'clock A.M. and recorded in book M80  
 on page 4617 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk:

Title

By

*Parlene P. Addington*

Deputy

Fee \$3.50

After Recording Return to:

Mr. & Mrs. Howard J. Masters  
 5419 Primrose Lane, City 97601

Taxes To:

Dept. of Veterans Affairs  
 1225 Ferry S.E., Salem, OR  
 97310