

82297

WARRANTY DEED (INDIVIDUAL)

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DAVID M. HULL and PATRICIA R. HULL, husband and wife

LYLE R. OLSON and PHYLLIS L. OLSON, husband and wife, hereinafter called grantor, convey(s) to

of Klamath, State of Oregon, described as: all that real property situated in the CountyLOT 34, Block 8, ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS,  
in the County of Klamath, State of Oregon.

## SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls,
2. Conditions and restrictions as to rights of ingress, egress and regress, contained in Deed from State of Oregon, by and through its State Highway Commission, to Wilson Title and Abstract Co., Trustee, dated July 22, 1949, recorded June 9, 1950 in Book 239 at page 370, Deed Records of Klamath County, Oregon.
3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Eldorado Addition.
4. Easements, electrical transmission line, together with right of ingress and egress, including the terms and provisions thereof, from Donald L. Sloan, et ux., to the California Oregon Power Company, a California Corporation, dated May 31, 1950, recorded and covenant(s) that grantor is the owner of the above described property free of all encumbrances except continued on reverse side

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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 \$ 43,500.00 \*Dated this 24th day of March, 1980.David M. Hull  
DAVID M. HULLPatricia R. Hull  
PATRICIA R. HULLSTATE OF OREGON, County of Klamath ) ss.

March 24, 1980 David M. Hull and Patricia R. Hull personally appeared the above named 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)

STATE OF OREGON, )

County of Hull ) ss.

I certify that the within instrument was received for record on the 24 day of March, 1980, at 2 o'clock P.M. and recorded in book 21302 on page 0-T Records of Deeds of said County.

Witness my hand and seal of County affixed.

By

Title

Deputy

After Recording Return to: &amp; Taxes to:

Lyle & Phyllis Olson  
197 Dahlia  
Klamath Falls, OR 97601

July 17, 1950 in Book 240 at page 308 and dated November 28, 1950 recorded December 1, 1950 in Book 243 at page 569, Deed Records of Klamath County, Oregon.

5. Right of way for electrical transmission line together with right of ingress and egress, including the terms and provisions thereof, from Metropolitan Development Co., Inc., to the California Oregon Power Company, by instrument dated October 17, 1956, recorded October 23, 1956 in Book 287 at page 402, Deed Records of Klamath County, Oregon.

6. Easement for utility easement for sewer, power and telephone lines over the Northeasterly 5 feet of said lot, including the terms and provisions thereof, as set forth in Deed from Donald L. Sloan, et us., to H. Warren Parr, et us., dated April 1, 1960, recorded April 7, 1960 in Book 320 at page 223, Deed Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss. .

Filed for record at request of Transamerica Title Co.

this 24th day of March A. D. 1930 at 4:03 o'clock P.M., or

fully recorded in Vol. 180, of Deeds on Page 5526

**W. D. MILNE**, County Clerk

By Bernitha J. Letsch

Fee \$7.00