

85352

B-21621-8

## WARRANTY DEED (INDIVIDUAL)

Vol. <sup>m</sup> 80 Page 10567

RANDY LEWIS PELZ and RUTH ANN PELZ, husband and wife

CHARLES CRAWFORD and LINDA A. CRAWFORD, husband and wife

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

Lot 50, Block 3, Tract 1064, FIRST ADDITION TO GATEWOOD, 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 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 \$ 59,000.00.Dated this 5th day of June, 19 80.Ruth Ann Pelz Randy Lewis Pelz  
by Ruth Ann Pelz his  
attorney in fact

STATE OF OREGON,

County of Klamath } ss.On this the 6th day of June, 19 80 personally appeared Ruth Ann Pelz who, being duly sworn (or affirmed), did say that he is the attorney in fact for Randy Lewis Pelz and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be the act and deed of said principal.

(Official Seal)

Before me:

Lusan C. Patke  
(Signature)Notary Public for State of Oregon  
my Commission expires 11/2/82 (Title of Officer)

## WARRANTY DEED (INDIVIDUAL)

TO

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.

By \_\_\_\_\_

Title

Deputy

After Recording Return to:

Mr. & Mrs. Charles Crawford  
5182 Ankeny Street  
Klamath Falls, Oregon 97601

Send tax statements to:

Klamath First Federal Savings  
2943 South Fifth Street  
Klamath Falls, Oregon 97601

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EXHIBIT "A"

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Subject to:

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Tract No. 1064, First Addition to Gatewood.
2. 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 September 3, 1976 in Book: M-76 Page: 13888.
3. An easement created by instrument, including the terms and provisions thereof, recorded May 18, 1907 in Book: 22 Page: 479 in favor of United States.
4. Trust Deed, including the terms and provisions thereof, recorded July 3, 1978 in Book: M-78 Page: 14294 in favor of Klamath First Federal Savings and Loan Association of Klamath Falls, Oregon, a corporation, which grantees herein assume and agree to pay.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 9th day of June A. D. 1980 at 3:47 o'clock P. M., on

fully recorded in Vol. M80, of Deeds on Page 10567

Wm. D. MILNE, County Clerk.

*Bernetha A. Hetch*

Fee \$7.00