

86949

TA 38-22019-M

WARRANTY DEED (INDIVIDUAL)

Vol. 80 Page 13151

FRANK N. WILLET, SR. and RUTH O. WILLET, Husband and Wife and FRANK W. OHLUND and JANE A. OHLUND, Husband and Wife, hereinafter called grantor, convey(s) to JOHN R. WELLS and MARIE E. WELLS, Husband and Wife

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

SEE ATTACHED EXHIBIT "A"

JUL 16 AM 11 45

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as shown on 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 \$ 48,500.00 .*

Dated this 7th day of July, 1980.

Frank W. Ohlund
FRANK W. OHLUND
Jane A. Ohlund
JANE A. OHLUND

Frank N. Willet Sr.
FRANK N. WILLET, SR.
Ruth O. Willet
RUTH O. WILLET

STATE OF OREGON, County of Klamath) ss.

On this day of July, 19 80 personally appeared the above named Frank N. Willet, Sr., Ruth O. Willet, Frank W. Ohlund & and acknowledged the foregoing instrument to be their voluntary act and deed. Jane A. Ohlund

Before me:

W. Darlene L. O. Addington
Notary Public for Oregon

My commission expires: 3-22-81

- * 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)

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: *tapes*
John R. Wells & Marie E. Wells
PO Box 443
Chiloquin, Or
97624

EXHIBIT "A"

13152

Lot 9, Block 2, PINE RIDGE ESTATE - UNIT 1, in the County of
Klamath, State of Oregon.

SUBJECT TO: 1. 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 28, 1973 in Book M-73 at Page 13211

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

on the 16th day of July A. D. 19 80 at 11:45 o'clock a M., and

fully recorded in Vol. M80, of Deeds on Page 13151

Wm D. MILNE, County Clerk

Fee \$7.00

Bernetha S. Hetch