

87856

WARRANTY DEED (INDIVIDUAL)

** FRANCES M. COOLEY **

hereinafter called grantor, convey(s) to
JAMES B. McLELLAND and PEARL E. McLELLAND, husband and wife **
 all that real property situated in the County
 of Klamath, State of Oregon, described as:

The Southwesterly 60 feet of Lot 6, Block 29, HOT SPRINGS 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) Taxes for 1980-81 a lien not yet payable.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
as shown above
 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 \$ 42,500.00 *

Dated this 6th day of August, 19 80
Frances M. Cooley
 Frances M. Cooley

STATE OF OREGON, County of Klamath) ss.

August 6, 19 80 personally appeared the above named
Frances M. Cooley and acknowledged the foregoing
 instrument to be her voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 2/4/81

- * 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

After Recording Return to:

Mr. and Mrs. James B. McLelland
 1885 Portland, OR 97601
 Klamath Falls, OR 97601
 SEND TAX STATEMENTS TO:
 Dept. of Veterans Affairs
 1225 Ferry Street, S.E.
 Salem, OR 97310

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record
 on the 6th day of August, 1980,
 at 2:09 o'clock P.M. and recorded in book N80
 on page 14602 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernetha A. Helock

Deputy

Fee \$3.50