

88839

WARRANTY DEED (INDIVIDUAL)

Vol. 80 Page 16117

D. L. Eayrs,

Machelle D. Strop

, hereinafter called grantor, convey(s) to

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

Lot 9, Block 10, Tract 1079 known as SIXTH ADDITION TO SUNSET VILLAGE,
in the County of Klamath, State of Oregon.

80 AUG 26 AM 10 33

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 \$ 79,000.00 .

Dated this 25th day of August, 19 80.

D. L. EAYRS

STATE OF OREGON, County of Klamath) ss.

On this 25th day of August, 19 80 personally appeared the above named
D. L. Eayrs and acknowledged the foregoing
instrument to be his voluntary act and deed.

Before me:

Susan C. Pate
Notary Public for Oregon

My commission expires: 11/2/82

- * 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:

Machelle D. Strop
6203 Onyx
Klamath Falls, Oregon 97601

Send tax statements to:
Klamath 1st Federal Savings
2943 South Fifth Street
Klamath Falls, Oregon 97601

Form No. 9-960
(Previous Form No. TA 16)

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 _____

EXHIBIT "A"

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The policy shall be issued subject to the usual printed conditions and stipulations and exclusions from coverage appearing in such policy form and the following:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. This property lies within and is subject to the levies and assessments of the Sunset Lighting District.
3. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
4. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
5. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Sixth Addition to Sunset Village.
6. Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument including the terms thereof,
 Recorded : June 29, 1973 Book: M-73 Page: 8283
7. Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$35,100.00
 Dated : April 15, 1974
 Recorded : April 18, 1974 Book: M-74 Page: 4819
 Mortgagor : D. L. Eayrs and Joan K. Eayrs, husband and wife
 Mortgagee : First Federal Savings and Loan Association of Klamath Falls, a Federal 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.

on 26th day of August A. D. 19 80 at 10:33 o'clock AM., on

is recorded in Vol. 480, of Deeds on Page 16117

Wm D. MILNE, County Clerk

By Bernetha J. Helich

Fee \$7.00