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Voi. 78 Page 16329

T/A 38-22169-M

WARRANTY DEED (INDIVIDUAL)

NORMAN D. SUMMERS and RLETA R. SUMMERS, Husband and Wife

, hereinafter called grantor, convey(s) to

REID A. BRENDELAND

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

SEE ATTACHED EXHIBIT "A"

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 \$ 34,500.00.*

**

Dated this 27 day of August, 19 80.

Norman D. Summers
NORMAN D. SUMMERS

Rleta R. Summers
RLETA R. SUMMERS

STATE OF OREGON, County of Klamath) ss. By N. D. Summers, her

On this 27 day of August, 19 80 personally att'y in fact appeared the above named NORMAN D. SUMMERS and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Barlene P. 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)

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.

Title

By _____ Deputy

After Recording Return to:
Reid A. Brendeland
4440 Peck Drive
Klamath Falls, Oregon 97601

Taxes: Dept. of Veterans' Affairs
1225 Ferry St. S. E.
Salem, Oregon 97310

Lots 43, 44, 45, in Block 14 as shown on the map entitled "ST. FRANCIS PARK", filed in the office of the County Clerk, of Klamath County, Oregon.

SUBJECT TO: 1. 1980-81 taxes, a lien in an amount to be determined, but not yet payable.

2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.

3. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Enterprise Irrigation District.

4. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, to wit: The principal buildings shall be built on a building line Twenty Five feet from property lines fronting streets, and no permanent fences or other buildings shall be built nearer the street than the front line of the principal building. Recorded December 24, 1942, in Volume 152, at Page 49, Klamath County Deed Records.

Waiver Agreement including the terms and conditions thereof, dated July 1, 1969 and recorded July 10, 1969 in Volume M-69 at Page 6044.

5. An easement dated January 4, 1952 and recorded January 4, 1952 in Volume 252, at Page 101 in favor of Klamath County.

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath

ss.

On this the 27th day of August

N. D. SUMMERS

, 19 80 personally appeared

who, being duly sworn (or affirmed), did say that he is the attorney in fact for

RIETA R. SUMMERS

that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-
edged said instrument to be the act and deed of said principal.

(Official Seal)

Before me:

Darlene V. Addington
(Signature)

Notary Commission Expires 3-22-81
(Title of Officer)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 28th day of August A.D., 19 80 at 10:30 o'clock A M., and duly recorded in Vol. M80 of Deeds on Page 16329.

FEE \$7.00

WM. D. MILNE, County Clerk

By Bernetha H. Hetch Deputy