

89016

WARRANTY DEED (INDIVIDUAL)

Vol. M80 Page 16445

** CHARLES V. KHANJI **

** WAYNE L. O'NEAL AND SUSAN L. O'NEAL, husband and wife **
 of KLAMATH, State of Oregon, described as: all that real property situated in the County

Lot 16 Block 49, Tract No. 1184, OREGON SHORES UNIT NO. 2,
 FIRST ADDITION, in the County of Klamath, State of Oregon

SUBJECT TO:

- 1) Taxes for the year 1980-81, a lien not yet payable
- 2) Restrictions, as shown on the recorded plat of tract 1184 Oregon Shores - Unit #2 First Addition.
- 3) Covenants, easements and restrictions, imposed by instrument recorded November 16, 1978 in Book M 78-page 25925
- 4) Trust Deed in favor of Wells Fargo Realty Service, Dated January 19, 1979, Recorded April 24, 1979 in Book M-79 at page 9231, WHICH GRANTEEES HEREIN AGREE TO ASSUME AND PAY IN FULL.

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.

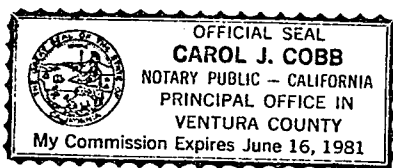
The true and actual consideration for this transfer is \$ 7,200.00

Dated this August day of fifth, 1980

Charles V. Khanji
 Charles V. KHANJI

CALIFORNIA
 STATE OF OREGON, County of VENTURA) ss.

ON AUGUST 19, 1980 personally appeared the above named
CHARLES V. KHANJI and acknowledged the foregoing
 instrument to be A voluntary act and deed.



Before me:

Carol J. Cobb
 Notary Public for OREGON CALIFORNIA
 My commission expires: 6-16-1981

- * 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)

Khanji

TO

O'Neal

After Recording Return to: AND SEND TAX
 STATEMENTS TO:
 Mr. and Mrs. Wayne L. O'Neal
 9472 Pershing Ave.
 Orangevale, CA 95662

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record
 on the 29th day of August, 1980,
 at 11:32 o'clock AM, and recorded in book M80
 on page 16445 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernice A. Litch

Deputy

Fee \$3.50