

90074

WARRANTY DEED (INDIVIDUAL)

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** EMIL EMBREY AND ELIZABETH EMBREY, **

** FERENC SPAITS **

, hereinafter called grantor, convey(s) to

of KLAMATH

, State of Oregon, described as:

ALL THAT PORTION OF THE SW $\frac{1}{4}$ SW $\frac{1}{4}$ OF SECTION 7, TOWNSHIP 40 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF KLAMATH, STATE OF OREGON LYING NORTHEASTERLY FROM THE DALLES-CALIFORNIA HIGHWAY

SUBJECT TO:

- 1) Taxes for the year 1980-81 a lien not yet payable.
- 2) Regulations, levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Irrigation District
- 3) Property has been assessed for farm use. If it should become disqualified for this special assessment under the statutes, additional tax, interest and penalty will be levied for the land
- 4) Deed of Trust, recorded September 28, 1978 in Book M 78, page 21566 in favor of Klamath First Federal Savings and Loan Association which buyer herein assumes and agrees to pay.

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 \$ 69,000.00 .*

Dated this 15 day of September, 19 80

Emil Embrey
Emil Embrey

Elizabeth Embrey
Elizabeth Embrey

STATE OF OREGON, County of Klamath) ss.

On this 15th day of September, 19 80 personally appeared the above named Emil Embrey and Elizabeth Embrey and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 2/14/81

- * 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)

EMBREY

TO

SPAITS

After Recording Return to: **AND SEND TAX STATEMENTS TO:**
Ferenc Spait
Route 1, Box 610
Elliott Road
Klamath Falls, OR 97601

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 22nd day of September, 1980, at 3:43 o'clock P M. and recorded in book M80 on page 18133 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernetha D. Letcher

Deputy

Fee \$3.50