

91200

T/A #M-38-22626-6  
38-22627

WARRANTY DEED (INDIVIDUAL)

Vol. 8

Page 19895

ERNEST CAMPBELL, JR. and MARJORIE LUCILLE CAMPBELL, Husband and Wife  
NORMAN LA MONT WILSON and KAREN JEANETTE WILSON hereinafter called grantor, convey(s) to  
of KLAMATH, State of Oregon, described as: all that real property situated in the County

SEE ATTACHED EXHIBIT "A"

80 OCT 13 AM 11 52

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
as shown on the 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 \$ 22,500.00 \*

Dated this 6th day of October, 19 80.

ERNEST CAMPBELL, JR.

MARJORIE LUCILLE CAMPBELL

STATE OF OREGON, County of Klamath ) ss.

On this 6th day of October, 19 80, Ernest Campbell, Jr. and Marjorie Lucille Campbell personally appeared the above named instrument to be their voluntary act and deed.

Before me:

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)

TO

After Recording Return to: Taxes:  
Mr. Norman LaMont Wilson  
1109 Tamara  
City, 97601

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"

19896

Lots 5, 6 and 7, Block 1, EVERGREEN ACRES, in the County of Klamath, State of Oregon.

SUBJECT TO: 1. Taxes for the year 1980-81 are now a lien but not yet payable.

2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Evergreen Acres.

3. Agreement, including the terms and provisions thereof, between Fred McTimmonds and the United States of America, dated July 25, 1928, recorded July 25, 1928 in Book 82 at page 77, Deed records of Klamath County, Oregon.

4. Reservations contained in patent from the United States of America, to Fred McTimmonds, dated January 31, 1951, recorded March 12, 1951 in Book 245 at page 593, Deed Records of Klamath County, Oregon.

5. Right of way, including the terms and provisions thereof, granted to the California Oregon Power Company by Robert Sloan, et ux., in instrument dated October 31, 1955, recorded November 3, 1955 in Volume 279 at Page 5, Deed Records of Klamath County, Oregon.

6. An easement dated July 16, 1957, recorded July 22, 1957, in Volume 293 at page 196, Deed Records of Klamath County, Oregon.

7. Covenants, easements and restrictions recorded September 6, 1967 in Book M-67 at Page 6989.

8. Covenants, easements and restrictions recorded August 5, 1968 in Book M-68 at Page 7045.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 13th day of October A. D. 1980 at 11:52 o'clock A M., on

fully recorded in Vol. M80, of Deeds on Page 19895

Wm D. MILNE, County Clerk

By Bernetha J. Ketch

Fee \$7.00