

91203

TIA #M-38-22626-6
WARRANTY DEED (INDIVIDUAL)Vol. 80 Page 19899

NORMAN LA MONT WILSON and KAREN JEANETTE WILSON

ERNEST CAMPBELL, JR. and MARJORIE L. CAMPBELL, Husband and Wife

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 \$ 62,900.00.Dated this 6th day of October, 19 80.Norman LaMont Wilson
NORMAN LA MONT WILSONKaren Jeanette Wilson
KAREN JEANETTE WILSONSTATE OF OREGON, County of Klamath) ss.On this 6th day of OctoberNorman LaMont Wilson, 19 80 personally appeared the above named and acknowledged the foregoinginstrument to be his voluntary act and deed.

Before me:

Harlene P. Addington
Notary Public for OregonMy commission expires: March 22, 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)

TO

After Recording Return to:
Mr. & Mrs. Ernest Campbell, Jr.
1109 Tamera, City 97601
Send Taxes To:
Klamath 1st Federal Sth
540 Main St, 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"

1990

Lot 15, Block 13, Tract 1003, THIRD ADDITION TO MOYINA, 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. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. An easement dated March 11, 1940 and recorded April 5, 1940 in Book 128 at Page 267 in favor of California Oregon Power Company.
4. Easements for ingress and egress to the pump house, 10 feet in width, and easement and right of way along the Southerly 20 feet of property in question, including the terms and provisions thereof, as disclosed by Deed to First Addition to Moyina Improvement District., recorded October 8, 1965 in Book M-65 at page 2454, Microfilm Records.
5. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Third Addition to Moyina.
6. Set back provisions as delineated on the recorded plat.
7. Trust Deed dated December 9, 1971 and recorded December 9, 1971 in Book M-71 at Page 12884 in favor of Klamath First Federal Savings and Loan Assoc. which grantees herein agree to assume and pay.

STATE OF OREGON,

County of Jane } ss.FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 8th day of October, 1980, before me, the undersigned, a Notary Public in, and for said County and State, personally appeared the within named Karen Jeanne He Wilson

known to me to be the identical individual..... described in and who executed the within instrument and acknowledged to me that she..... executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Wendell M. Meyer
Notary Public for Oregon.
My Commission expires 11-25-80

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 13th day of October A.D., 19 80 at 11:52 o'clock A M., and duly recorded in Vol. M80 of Deeds on Page 19899.

FEE \$7.00

WM. D. MILNE, County Clerk
By Bernice Aditsch Deputy