

T/A 38-22753 L#04-11901

Until a change is requested, all tax statements shall be sent to the following address: KEFS+L

540 Main St.

91685

WARRANTY DEED

Vol. 48 Page 20752

JAMES E. MOTLEY and MILDRED M. MOTLEY, husband and wife, hereinafter referred to as Grantors, do hereby grant, bargain, sell and convey unto TERESA J. VAUGHN, DEBRA K. VAUGHN, LARRY D. VAUGHN and RICHARD L. VAUGHN, JR., hereinafter referred to as Grantees, their heirs, successors and assigns, as a co-partnership, that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows:

Lot 3 and the Southwestly 1.8 feet of Lot 2, Block 11, FIRST ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

SUBJECT TO: (1) Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

(2) Reservations, restrictions, rights of way of record and those apparent upon the land.

to have and to hold the same unto Grantees, their heirs, successors and assigns forever.

Grantors hereby covenant to and with said Grantees, their heirs, successors and assigns, that they are lawfully seized in fee simple of the above-granted premises, free and clear of all encumbrances, except those noted above, and that Grantors will warrant and forever defend the above-granted premises and every part and parcel thereof against the lawful demands and claims of all persons whomsoever, except those claiming under the above-described encumbrances.

The true and actual consideration paid for this transfer is \$64,250.00.

In Witness Whereof, the Grantors have executed this instrument this 23rd day of October, 1980.

James E. Motley
James E. Motley

Mildred M. Motley
Mildred M. Motley

STATE OF OREGON)
County of Klamath) ss.

Before me this 23rd day of October, 1980, personally appeared the above-named JAMES E. MOTLEY and MILDRED M. MOTLEY, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Susan K. Kovich
Notary Public for Oregon
My Commission Expires: 12-6-81

STATE OF OREGON; COUNTY OF KLAMATH; ss. .

I hereby certify that the within instrument was received and filed for record on the 23rd day of October A.D., 19 80 at 3:56 o'clock P M., and duly recorded in Vol. M80 of Deeds on Page 20752.

FEE \$3.50

WM. D. MILNE, County Clerk
By Bernice H. Heloch Deputy