

91980

WARRANTY DEED (INDIVIDUAL)

Vol. 80

Page

21208

VICTOR J. EMBRY and CAROLYN J. EMBRY, husband and wife

hereinafter called grantor, convey(s) to
ROBERT G. MC MAHON and CHARLOTTE A. MC MAHON, husband and wifeall that real property situated in the County
of Klamath, State of Oregon, described as:

The Northerly 45 feet of Lot 11 and the Southerly 50 feet of Lot 12,
Block 4, ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS, in the County
of Klamath, State of Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
See 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 \$51,500.00.*

Dated this 27th day of October, 1980.

X Victor J. Embry

✓ X Carolyn J. Embry

STATE OF OREGON, County of Klamath) ss.

On this 29th day of October, 1980 personally appeared the above named
Victor J. Embry and Carolyn J. Embry and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

John M. Williams

Notary Public for Oregon

My commission expires: 2-1-82

- * 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. Robert A. McMahon
173 Peach
Klamath Falls, Oregon 97601
Send tax statements to:
Dept. of Veterans Affairs
1225 Perry S.E.
Salem, Oregon 97310

Form No. 0-960
(Previous Form No. TA 16)

STATE OF OREGON,

)

) ss.

County of)

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.

Title

By Deputy

EXHIBIT "A"

21209

Subject to:

1. An easement created by instrument, including the terms and provisions thereof, recorded June 20, 1978 in Book: M78 Page: 13069 in favor of Pacific Power and Light Company, a corporation.
2. An easement created by instrument, including the terms and provisions thereof, recorded November 14, 1978 in Book: M78 Page: 25567 in favor of California-Pacific Utilities Co., a corporation.
3. An easement created by instrument, including the terms and provisions thereof, recorded January 11, 1979, in Book: M79 Page: 847 & 848, in favor of Harry R. Waggoner and Norma E. Waggoner, husband and wife.
4. Mortgage, including the terms and provisions thereof, recorded January 18, 1980 in Book: M80 Page: 1099 and re-recorded June 6, 1980 in Book M80 Page: 10384 in favor of State of Oregon, represented and acting by the Director of Veterans' Affairs, which grantees herein assume and agree to pay.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Titel Co.

this 31st day of October A. D. 19 80 at 3:54 clock P M., and

fully recorded in Vol. M80, of Deeds on Page 21208

Wm D. MILNE, County Clerk
By Bernetha Phelps

Fee \$7.00