

92385

WARRANTY DEED (INDIVIDUAL)

Vol. M 80 Page 21888

JOHN L. MELZER AND SANDRA E. MELZER,

, hereinafter called grantor, convey(s) to

ALVIN T. BISHOP AND JOANNE S. BISHOP, husband and wife

all that real property situated in the County

of Klamath, State of Oregon, described as:

LOT 24 BLOCK 5, TRACT NO. 1025 WINCHESTER, in the County of Klamath,
State of Oregon.

SUBJECT TO:

1) Regulations, levies, liens and utility assessments of the City of Klamath Falls.

2) Restrictions, as shown on the recorded plat.

3) Covenants, easements and restrictions, recorded Sept. 9, 1971 in Book M 71 page 9617

4) Regulations, levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

5) Regulations, levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.

6) Mortgage including the terms and provisions thereof in favor of the Department of Veterans affairs recorded in Book M 79 page 2793, AND

7) Mortgage including the terms and provisions thereof in favor of the Department of Veterans affairs recorded in Book M 79, page 17242, WHICH

BUYERS HEREIN AGREE TO ASSUME AND PAY EXISTING MORTGAGES SHOWN IN 6 and 7 herein, 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 \$ 49,300.00 *

**

Dated this 4th day of November, 19 80.

John L. Melzer
John L. Melzer
Sandra E. Melzer
Sandra E. Melzer

STATE OF OREGON, County of Klamath) ss.

NOVEMBER

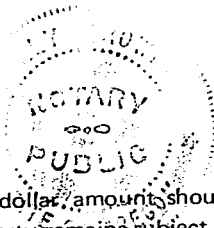
7th

, 19 80 personally appeared the above named

JOHN L. MELZER AND SANDRA E. MELZER

and acknowledged the foregoing

instrument to be THEIR voluntary act and deed.



Before me:

Gail Crowder

Notary Public for Oregon

My commission expires: 9-15-81

* 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)

John L. Melzer and Sandra E. Melzer

TO

Alvin T. Bishop and Joanne S. Bishop

After Recording Return to:

Mr. and Mrs. Alvin T. Bishop
4601 Sturdivant
Klamath Falls, Ore., 97601

Tax Statements to: Dept. of
Veterans Affairs

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 10th day of November, 19 80

at 4:03 o'clock P.M. and recorded in book M80 on page 21888 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernice J. DeLoach Deputy
Fee \$3.50