

93038

22956-4-D
WARRANTY DEED (INDIVIDUAL)

Vol. 1180 Page 22874

GRACE R. THOMAS

NANCY A. MORRIS,

of Klamath, State of Oregon, described as: all that real property situated in the County

see attached exhibit A hereto.

NOV 26 11 06 AM '80

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth 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 \$ 24,000.00

Dated this 25th day of Nov, 1980.

Grace R. Thomas
Grace R. Thomas

STATE OF OREGON, County of Klamath) ss.

November 25, 1980 personally appeared the above named
person and acknowledged the foregoing
instrument to be her voluntary act and deed.

Before me:

James R. Puris
Notary Public for Oregon

My commission expires: 5-7-83

- * 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: ~~grace~~Nancy A Morris
1433 Summers Lane
Klamath Falls, OR
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

DESCRIPTION

EXHIBIT A

22975

A tract of land described as follows:

Beginning at a point on the Section line which lies North 0°12' East along the Section line a distance of 799.8 feet from the Southwest corner of Section 35, Township 38 South, Range 9 East of the Willamette Meridian in Klamath County, Oregon, and running thence: Continuing North 0°12' East along the section line a distance of 61 feet to a point; thence North 89°59' East a distance of 344.1 feet to an iron pin; thence South 0°15' West a distance of 61 feet to an iron pin; thence South 89°59' West a distance of 344 feet more or less to the point of beginning, in the SW $\frac{1}{4}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 35, Township 38 South, Range 9 East of the Willamette Meridian in Klamath County Oregon. Excepted is the Westerly 30 feet lying in Summers Lane Road right-of-way and the Irrigation Ditch and drainage ditches now on said tract, in the County of Klamath, State of Oregon.

Subject to:

- 1) Regulations to the City of Klamath Falls
- 2) Regulations of Enterprise Irrigation District
- 3) Regulations of South Suburban Sanitary District
- 4) Reservations dated May 2, 1936 and recorded March 18, 1937 in Book 108 Page 252

STATE OF OREGON; COUNTY OF KLAMATH; ss.

~~Recorded in Book~~

this 26th day of NOVEMBER A. D. 1980 at 11:09 o'clock AM., and

duly recorded in Vol. M80, of DEEDS on Page 22974

FEE \$ 7.00

W. D. MILNE, County Clerk

Joergeline J. Mettler

continued

Form No. 10-7-11

Residential and Commercial Division