

95872

WARRANTY DEED (INDIVIDUAL)

Page 2428

KATHRYN A. DEARBORN who acquired title as KATHRYN A. OLSON

ROBERT D. DAMUTH and JUANITA M. DAMUTH, husband and wife

Klamath, State of Oregon, described as:

A tract of land situated in Government Lot 3, Section 31, Township 37 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:
Beginning at a point which lies North 1°55' East a distance of 647.2 feet and North 63° 31' West a distance of 507 feet from the Southeast corner of Lot 3; thence continuing North 63° 31' West 75 feet; thence South 26° 39' West 282 feet; thence South 63°21' East 150 feet; thence North 26° 39' East 92 feet; thence North 63° 21' West 75 feet; thence North 26° 39' East 190 feet to the point of beginning.

Subject to:

1. An easement created by instrument, including the terms and provisions thereof, recorded December 26, 1939 in Book: 126 at page: 196 in favor of The California Oregon Power Company.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth hereinabove

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 \$ 42,500.00 *

Dated this 20th day of January, 19 81.

Kathryn A. Dearborn

STATE OF OREGON, County of DESCHUTES) ss.

On this 30 day of January, 1981 personally appeared the above named Kathryn A. Dearborn

instrument to be her voluntary act and deed.

Before me:

Louis J. Farley

Notary Public for Oregon

My commission expires: May 21, 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

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record on the 12th day of February, 1981, at 3:52 o'clock P.M. and recorded in book M81 on page 2428 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk

Title

By

Bernetha H. Deloch

Deputy

Fee \$3.50

After Recording Return to:

Mr. & Mrs. Robert D. Damuth
Rt. 1 Box 773
Bonanza, Oregon

Send tax statements to:
Mr. & Mrs. Robert D. Damuth
Rt. 1 Box 773
Bonanza, Oregon