

96277

Robert E. Smith

George J. Cox Jr and Melda A. Cox, husband and wife hereinafter called grantor, convey(s) to  
Klamath State of Oregon, described as: all that real property situated in the County

Lot 3, Block 2, COUNTRY GARDENS, in the County of Klamath, State of Oregon

Subject to:

- 1) Regulations of the City of Klamath Falls
- 2) Regulations of Klamath Irrigation District
- 3) Agreement recorded August 26, 1909 in Deed Volume 27 at page 340
- 4) Agreement recorded June 7, 1920 in Book 52 at page 567
- 5) Easement recorded March 20, 1951 in Book 246 at Page 30
- 6) Restrictions as shown on the recorded plat
- 7) Variance of proposed protective covenants Country Gardens, recorded October 7, 1980 in Book M-80 at Page 19375

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 \$ 59,900.00 \*

Dated this 23 day of February, 1981.

Robert E. Smith by  
Phil W. Studenberg, attorney  
Robert E. Smith

STATE OF OREGON,

County of Klamath

On this the 23 day of February, 1981 personally appeared  
Phil W. Studenberg

who, being duly sworn (or affirmed), did say that he is the attorney in fact for  
Robert E. Smith  
and  
that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-  
edged said instrument to be the act and deed of said principal.

Before me:

DONNA K. MATESON  
NOTARY PUBLIC-OREGON

Notary Commission Expires 1/24/84

My Commission expires

ATTORNEY IN FACT ACKNOWLEDGMENT

Form No. 9-13  
(Previous Form No. Form 159)

TO

After Recording Return to:

Mr & Mrs George J. Cox, Jr  
6031 Logan  
Klamath Falls, OR 97601  
Send tax statements to:  
Dept of Veterans Affairs

County of Klamath ) ss.

I certify that the within instrument was received for record  
on the 23 day of February, 1981  
at 3:57 o'clock P.M. and recorded in book M81  
on page 3196 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk

Title

By

Bernetha A. Lettsch

Deputy