

97507

TIA #M-38-1037-5
WARRANTY DEED (INDIVIDUAL) Vol. M81 Page 5241

MILTON B. WEAVER and LOYA J. WEAVER, husband and wife

STEVEN W. MOONEY and NANCY JO MOONEY, husband and wife, hereinafter called grantor, convey(s) to

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

Lot 10, Block 2, FIRST ADDITION TO WINEMA GARDENS, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of First Addition to Winema Gardens.
3. Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$45,667.00, dated December 14, 1979, recorded December 14, 1979 in Book M-79 at page 28761, Milton B. Weaver and Loya J. Weaver, husband and wife, Mortgagor, State of Oregon, represented and acting by the Director of Veterans' Affairs, Mortgagee, which Mortgage the Grantees herein assume and agree to pay according to the terms contained therein.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except See 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 \$ 53,000.00 *Dated this 19th day of March, 19 81.Milton B. WeaverLoya J. WeaverSTATE OF OREGON, County of Klamath) ss.On this 23rd day of March, 19 81 personally appeared the above named Milton B. Weaver and Loya J. Weaver and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Harlene V. Addington
Notary Public for OregonMy commission expires: 3-22-85

- * 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)

STATE OF OREGON,)

County of Klamath) ss.I certify that the within instrument was received for record on the 23rd day of March, 1981, at 3:47 o'clock P.M. and recorded in book M81 on page 5241 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk

Title

By Debra A. Jansen

Fee \$3,50

Deputy

After Recording Return to:

Mr. & Mrs. Steven W. Mooney
1731 Winona City 97601

Taxes To: Dept. of Veterans'

Affairs, 1225 Ferry, S.E.

Salem, OR 97310