

hereinafter known as grantor for the consideration hereinafter recited,
has bargained and sold, and by these presents does grant, bargain, sell and convey unto
JAMES A. VALENTA
his heirs and assigns, the following described premises, situated in Klamath County,
Oregon, to-wit:

Lot 1, Block 8, Tract No. 1020, THIRD ADDITION TO SUNSET VILLAGE.

SUBJECT TO: Regulations, including levies, liens and utility assessments of the City of Klamath Falls; Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Easements for irrigation and public utilities, set backs and restrictions as set out on the plat of Third Addition to Sunset Village; Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, recorded May 14, 1971, in Book M-71 at page 4407, Microfilm Records; Levies and assessments of the Third Addition to Sunset Lighting District; Easements and rights of way of record and those apparent on the land, if any; and to a Mortgage to State of Oregon, represented and acting by the Director of Veterans' Affairs, recorded April 4, 1975, in Book M75, page 3664, which said Mortgage grantee assumes and agrees to pay according to the tenor thereof as same becomes payable and the note accompanying it.
The true and actual consideration for this transfer is \$ 47,000.00 ~~x bonyx~~

The foregoing recitation of consideration is true as I verily believe.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee, his heirs and assigns forever. And the said grantor does hereby covenant to and with the said grantee, his heirs and assigns, that she is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that she will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, she has hereunto set her hand and seal
this 14th day of April, 19 81

(SEAL)

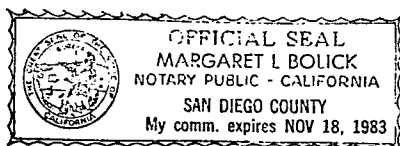
(SEAL)

(SEAL)

(SEAL)

CALIFORNIA
STATE OF ~~OREGON~~, County of San Diego, ss. April 14, 19 81
Personally appeared the above named Suzanne Stein,

and acknowledged the foregoing instrument to be her voluntary act and deed.



Before me:

Margaret L. Bolick

Notary Public for ~~Oregon~~ California
My commission expires 11/18/83

After recording return to:

James Valenta
6511 Altamont
K Falls

Until a change is requested, all tax statements shall be sent to the following name and address:

Director of Veterans Affairs
1225 Ferry SE
Salem, Ore. 97310

From the Office of
WILLIAM L. SISEMORE
First Federal Bldg.
540 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 16th day of April, 1981, at 10:43 o'clock A.M., and recorded in book M81 on page 6832 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

County Clerk—Recorder

By Nebraska Jansen

Deputy

Fee \$3.50