

JOEL DE AVILLA

, hereinafter called grantor, convey(s) to

JOHN W. DEEGAN and SUSAN E. DEEGAN, husband and wife

all that real property situated in the County
of Klamath, State of Oregon, described as:Lot 14, Block 44, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$36,000.00, recorded February 5, 1980 in Book M-80 at page 2301, Joel DeAvilla, Trustor, William Sisemore, Trustee, Klamath First Federal Savings and Loan Association, Beneficiary, which Trust Deed 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 \$ 40,718.13 *

**

Dated this 3rd day of June, 19 81.Joel DeAvillaSTATE OF OREGON, County of Klamath) ss.

On the 4th day of June, 1981 personally appeared the above named
Joel DeAvilla and acknowledged the foregoing
instrument to be his voluntary act and deed.

Before me:

Marlene P. Addington
Notary Public for Oregon
My 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)

TO

After Recording Return to: Tafes
Mr. & Mrs. John W. Deegan
2039 Huron
Klamath Falls, OR 97601

STATE OF OREGON,)

) ss.

County of Klamath)

I certify that the within instrument was received for record
on the 5th day of June, 1981
at 10:52 o'clock A M. and recorded in book M81
on page 10064 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn BiehnCounty Clerk TitleBy Debra O. Jensen Deputy

Fee \$3.50