

3946

T/A #M-38-1148-4
WARRANTY DEED (INDIVIDUAL)

15681

JAMES L. WILLIAMS

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ALBERT PENA AND EVELYN M. PENA, husband and wife hereinafter called grantor, convey(s) to

of Klamath, State of Oregon, described as:

Lot 12, FAIRACRES, in the County of Klamath, State of Oregon

Subject to:

- 1) 1981-82 taxes a lien but not yet due and payable
- 2) Regulations to the City of Klamath Falls
- 3) Regulations of Enterprise Irrigation District
- 4) Regulations of South Suburban Sanitary District
- 5) Reservations recorded August 9, 1932 in Book 98 at Page 118

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 \$ 52,500.00.*Dated this 2nd day of September, 1981.James L. WilliamsSTATE OF OREGON, County of Klamath) ss.

September 2, 1981 personally appeared the above named
James L. Williams and acknowledged the foregoing
 instrument to be his voluntary act and deed.

Before me:

Darlene J. 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: Mr. & Mrs. Albert Pena1149 Wiard
City, 97601

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record
 on the third day of September, 81,
 at 10:44 o'clock A. M. and recorded in book M-81
 on page 15681 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk

Title

By James L. Williams DeputyFee \$4.00