

4221

WARRANTY DEED (INDIVIDUAL)

Vol. M-81 Page 16143

CHARLES A. FISHER AND RONALD E. PHAIR

MICHAEL R. HOWARD

, hereinafter called grantor, convey(s) to

all that real property situated in the County

of KLAMATH, State of Oregon, described as:

LOT 5 BLOCK 15 TRACT NO. 1148, SECOND ADDITION TO THE MEADOWS, in the County of Klamath, State of Oregon

SUBJECT TO:

- 1) Property taxes for the year 1981-82 a lien not yet payable.
 - 2) Regulations, levies, liens and utility assessments of the City of Klamath Falls.
 - 3) Regulations, levies, liens assessments, right of way and easements of So. Suburban Sanitary District.
 - 4) Restrictions, as shown on the recorded plat of Second Addition to the Meadows
 - 5) Covenants, easements and restrictions recorded Jan. 12, 1978 in Book M 78 page 794
 - 6) Regulations, levies, liens assessments, rights of way and easements of the Meadows District Improvement Company recorded 9/29/75 in Book M 75 pagr 11801.
 - 7) Agreement recorded April 14, 1976 in Book M 76 page 5337 to Klamath Irrig. District regarding water run-off.
- and covenant(s) that grantor is the owner of the above described property free of all encumbrances except AS SHOWN 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 \$ 52,900.00 .*

Dated this 10th day of September, 1981.

Charles A. Fisher
CHARLES A. FISHER
Ronald E. Phair
RONALD E. PHAIR

STATE OF OREGON, County of Klamath) ss.

September 10,, 19 81 personally appeared the above named CHARLES A. FISHER AND RONALD E. PHAIR and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

Before me:

Mary Lou Ayling
Notary Public for Oregon
My commission expires: 11/15/84

* 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)

CHARLES A. FISHER AND
RONALD E. PHAIR

TO
Michael R. Howard

After Recording Return to:
Michael R. Howard
4444 Allyn
Klamath Falls, Ore., 97601

MAIL TAX STATEMENTS TO SAME AS
ABOVE

STATE OF OREGON,)
) ss.
County of KLAMATH)

I certify that the within instrument was received for record on the 10 day of SEPT., 19 81 at 4:42 o'clock P.M. and recorded in book M81 on page 16143 Records of Deeds of said County.

Witness my hand and seal of County affixed.

EVELYN BIEHN

COUNTY CLERK

Title

By Janice A. Alvarado Deputy

FEE: \$4.00