

JOAN R. BECKER, who acquired title as JOAN R. JAMES

JEROME L. LISANTTI and SANDRA L. LISANTTI, husband and wife

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

Lot 23, Block 5, Tract No. 1037, FIFTH ADDITION TO SUNSET VILLAGE, in the County of Klamath, State of Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as listed on the attached "Exhibit A" which is by this reference made a part hereof.

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 \$ 66,000.00.Dated this 5th day of October, 1981.

JOAN R. BECKER

STATE OF OREGON, County of Klamath ) ss.On this 5th day of October, 1981, personally appeared the above named Joan R. Becker and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 3/14/83

\* 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)

Becker

Lisanti TO

After Recording Return to:  
 Mr. and Mrs. Jerome L. Lisanti  
 3608 Coronado  
 Klamath Falls, OR 97601  
 SEND TAX STATEMENTS TO:  
 (Same as now listed) D.V.A.  
 1225 Ferry St., S.E.  
 Salem, OR 97310

STATE OF OREGON,

County of

I certify that the within instrument was received for record  
 on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
 at \_\_\_\_\_ o'clock \_\_\_\_\_ M. and recorded in book \_\_\_\_\_  
 on page \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_

Deputy

1. 1981-82 taxes, a lien in an amount to be determined, but not yet payable.
2. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
3. This property lies within and is subject to the levies and assessments of the Sunset Lighting District.
4. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Enterprise Irrigation District.
5. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
6. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Fifth Addition Sunset Village.
7. 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 : June 13, 1972 Book: M-72 Page: 6218
8. Set back provisions as delineated on the recorded plat, 25 feet from front lot line and 5 feet from side lot line and 20 feet along arterial street.
9. Utility easement as delineated on the recorded plat along rear lot line and being 2 feet in width.
10. Mortgage, including the terms and provisions thereof, with interest thereon and such other advantages as may be provided therein, given to secure the payment of \$23,200.00  
Dated : March 31, 1975  
Recorded : March 31, 1975 Book: M-75 Page: 486  
Mortgagor : Edward A. Swing and Barbara J. Swing, husband and wife  
Mortgagee : State of Oregon, represented and acting by the Director of Veterans' Affairs  
Loan #M-23447-P

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Titel Co.

this 5th day of October A. D. 19 81 at 3:41 o'clock P. M., and

duly recorded in Vol. M81, of Deeds on Page 17573.

By EVELYN BIEHN, County Clerk

Fee \$8.00