

5362

T/A 38-23901-7-J

WARRANTY DEED (INDIVIDUAL) Vol. M-81 Page 17958

BOYDE D. OLIVER and BARBARA L. OLIVER, husband and wife
 WILLIAM E. NIDEVER, hereinafter called grantor, convey(s) to
 of Klamath, State of Oregon, described as:
 Southerly 135 feet of Lot 11, EMPIRE TRACTS, in Klamath County, 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 \$ 15,100.00

Dated this 12th day of October, 1981

Boyd D Oliver
 BOYDE D. OLIVER

Barbara L. Oliver
 BARBARA L. OLIVER

STATE OF OREGON, County of Klamath) ss.

On this 12th day of October, 1981, personally appeared the above named
 Boyde D. Oliver and Barbara L. Oliver
 instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 2/14/85

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)

Oliver TO
 Nidever

After Recording Return to:
 William E. Nidever
 1425 Etna
 Klamath Falls, OR 97601
 SEND TAX STATEMENTS TO:
 Dept. of Veterans' Affairs
 1225 Ferry Street, S.E.
 Salem, OR 97310

Form No. 0-960
 (Previous Form No. TA 16)

STATE OF OREGON,

County of) ss.

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 Title
 Deputy

"Exhibit A"

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. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of the Enterprise Irrigation District.
4. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
5. Easements and rights reserved by John Oysbers and Pearl Oysbers, husband and wife, by Deed including the terms and provisions thereof, dated December 1, 1938, recorded July 7, 1942 in Book 148, page 306, Deed Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Ins. Co.

this 12th day of October A.D. 1981 at 3:50 clock P.M., and

duly recorded in Vol. M-81, of Deeds on Page 17958

EVELYN BIEHN, County Clerk

By 

Fee \$8.00