

5894

WARRANTY DEED (INDIVIDUAL)

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WELBY G. MARCUM, JR.

ANTHONY FALDUTO AND ANNA FALDUTO, husband and wife as tenants by the entirety

hereinafter called grantor, convey(s) to all that real property situated in the County

of Klamath, State of Oregon, described as:

The Southwest Quarter of the Northeast QUarter of the Southwest Quarter of Section 5, Township 36 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon

SUBJECT TO:

- 1) 1981-82 property taxes, a lien not yet payable.
- 2) Reservations, including terms and provisions thereof set forth in Warranty Deed dated March 2, 1974 recorded March 24, 1976 in Book M 76 page 4202 reserving a 15 foot easement along the North side and east side of said property
- 3) Reservations, including terms and provisions thereof set forth in Warranty Deed dated February 2, 1974 recorded February 19, 1974 in Book M 75, page 2527 which reserves a 30 foot easement along the North side and East side of said property.

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 \$ 4,500.00.

Dated this 1st day of October, 1981.

WELBY G. MARCUM, JR.

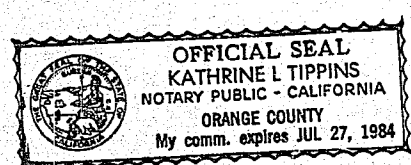
CALIFORNIA  
STATE OF OREGON, County of ORANGE ) ss.

October 20, 1981 personally appeared the above named

WELBY G. MARCUM, JR.

A voluntary act and deed.

instrument to be



Before me:

Kathrine L. Tippins  
Notary Public for OREGON California  
My commission expires: JULY 27, 1984

- \* 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)

Welby G. Marcum, Jr.

TO

Anthony & Anna Falduto

After Recording Return to:

Mr/Mrs. Anthony Falduto  
2205 Waverly Dr.,  
Anaheim, CA 92802

STATE OF OREGON, )

County of Klamath ) ss.

I certify that the within instrument was received for record on the 28th day of October, 1981 at 3:50 o'clock P.M. and recorded in book M81 on page 18861 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk

Title

By [Signature] Deputy

MAIL TAX STATEMENTS TO SAME AS ABOVE

Fee \$4.00