

7646

TA-1535-4
WARRANTY DEED (INDIVIDUAL)

21762

RICHARD T. DUDY and JEANNE S. DUDY, husband and wife

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NANCY TURIELLO

hereinafter called grantor, convey(s) to

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

The Northwesterly 36 feet 8 inches of Lot 5, Block 55, NICHOLS
ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon.

Subject to:

1. Mortgage, including the terms and provisions thereof, recorded February 24, 1977 in Book: M-77 Page: 3274 in favor of Pacific West Mortgage Co., an Oregon Corporation and assigned to George F. Adams and Carol E. Adams recorded June 9, 1977 in Book: M-77 Page: 10007 which grantees herein do not assume and agree to pay.
2. Second Mortgage, including the terms and provisions thereof, recorded January 11, 1978 in Book: M-78 at Page: 659 in favor of Russell M. Shaw, which grantees herein do not assume and agree to pay.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth hereinabove:

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 \$ 52,000.00

Dated this 21st day of December, 1981.

Richard T. Dudy
Jeanne S. Dudy

STATE OF OREGON, County of Klamath) ss.

On this 22nd day of December, 1981 personally appeared the above named Richard T. Dudy and Jeanne S. Dudy and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Luron C. Paffa

Notary Public for Oregon

My commission expires: 11-2-82

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:

Tax & Statement to
Nancy Turiello
957 Jefferson St.
Klamath Falls, Ore. 97601

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 22 day of December, 1981 at 11:03 o'clock A.M. and recorded in book M 81 on page 21762 Records of Deeds of said County.

Witness my hand and seal of County affixed

Evelyn Biehn

County Clerk

Title

By Joyce M. Chase Deputy
Fee \$4.00