

13870

T/A No. M-38-24716-4
WARRANTY DEED (INDIVIDUAL)

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FRANCIS D. HAMMETT and DORIS I. HAMMETT, husband and wife

HOWARD LEE FERRELL and LORI FERRELL, husband and wife, hereinafter called grantor, convey(s) to

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

Lot 14 in Block 6, Tract No. 1035, known as GATEWOOD, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Set back provisions as delineated on the recorded plat, 25 feet from front lot line on all lots and 20 feet along side street lines.
2. Utility easements as delineated on the recorded plat.
3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Gatewood.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as specifically 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 \$ 60,000.00 .*Dated this 19th day of July, 19 82.

Francis D. Hammett
Doris I. Hammett

STATE OF OREGON, County of Klamath) ss.On July 22Francis D. Hammett and Doris I. Hammett, 19 82 personally appeared the above named instrument to be their voluntary act and deed.

Before me:

Darlene L. Addington
Notary Public for Oregon
My commission expires: 3-22-85

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)

TO

After Recording Return to: & Taxes:
Mr. & Mrs. Howard L. Ferrell
5089 Sumac Avenue
Klamath Falls, Oregon 97601

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record
on the 22 day of July, 19 82
at 3:40 o'clock P.M. and recorded in book M 82
on page 9427 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk

Title

By Joyce McQuinn
Fee \$4.00 Deputy