

WARRANTY DEED (INDIVIDUAL)

LARRY R. KING and MARY K. KING, husband and wife

ROSS RAGLAND and MARIE RAGLAND, husband and wife, hereinafter called grantor, convey(s) to
of Klamath, State of Oregon, described as:The East 20 feet of Lot 3 and the West 40 feet of Lot 2, Block 305, DARROW ADDITION TO THE
CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

SUBJECT TO: 1. 1982-83 taxes, now a lien in an amount to be determined, but not yet payable.

2. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$12,850.00, Dated January 14, 1969, Recorded January 16, 1969 in Book M-69 at Page 446, Trustor: Michael K. Smith and Sherrill L. Smith, husband and wife, Trustee: Transamerica Title Insurance Company, Beneficiary: United States National Bank of Oregon, WHICH THE GRANTEES HEREIN AGREE TO ASSUME AND PAY IN FULL ACCORDING TO THE TERMS AND CONDITIONS CONTAINED THEREIN.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as listed 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 \$ equity exchange of other real property.

Dated this 27th day of August, 1982

LARRY R. KING

MARY K. KING

STATE OF OREGON, County of Klamath) ss.

On this 27th day of August
Larry R. King and Mary K. King, 1982 personally appeared the above named
instrument to be their voluntary act and deed. and acknowledged the foregoing

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)

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King

TO

Ragland

After Recording Return to:

Mr. and Mrs. Ross Ragland

1425 Pacific Terrace
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO:

Same as now listed (U. S. National)

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record
on the 30 day of August, 1982
at 3:42 o'clock P. M. and recorded in book M82
on page 11429 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

Title

By

Fee \$4.00

Deputy