

15892

T/A #M-38-25063-0
WARRANTY DEED (INDIVIDUAL)

Vol. 1187 Page 12828

DERRILL W. STEIN and HAZEL E. STEIN, husband and wife
PERCY D. WEEDMARK and ETTA MARIE WEEDMARK, husband and wife
of Klamath, State of Oregon, described as: all that real property situated in the County

The West 71 feet of the East 197 feet TOGETHER WITH the North 15 feet of the West 100.82 feet, All of Lot 8, Block 8, ALTAMONT ACRES, in the County of Klamath, State of Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except See Attached Exhibit "A"

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 \$ 35,500.00 *

Dated this 27th day of September, 19 82.

Derrill W. Stein

*Hazel E. Stein by Derrill W. Stein
Att. in fact.*

STATE OF OREGON, County of Klamath) ss.

On the 27th day of September
Derrill W. Stein and Hazel E. Stein, 19 82 personally appeared the above named
instrument to be their voluntary act and deed. *N.P.*

Before me:

Darlene F. 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. Percy D. Weedmark
3705 Bisbee
Klamath Falls, OR 97601

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"

SUBJECT TO:

1. 1982-83 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 Klamath Irrigation District.

4. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.

5. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Altamont Acres.

6. An easement created by instrument, including the terms and provisions thereof,

Dated : November 29, 1971
 Recorded : January 5, 1972 Book: M-72 Page: 118
 In favor of : Adjacent property owner
 For : Common driveway easement across North 15 feet of Lot 8 and South 15 feet of Lot 7

7. An easement created by instrument, including the terms and provisions thereof,

Dated : March 24, 1972
 Recorded : March 27, 1972 Book: M-72 Page: 3193
 In favor of : South Suburban Sanitary District
 For : Sewer across the North 15 feet

8. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a mobile home, and any interests or liens disclosed thereby.

FORM No. 150—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath

ss.

On this the 27th day of September, 1982 personally appeared
 Derrill W. Stein
 who, being duly sworn (or affirmed), did say that he is the attorney in fact for Hazel E. Stein
 and
 that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be the act and deed of said principal.

Before me:

W. Darlene L. Addington
 (Signature)

My Commission Expires: March 22, 1985
 (Title of Officer)

(Official Seal)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record . . .

this 27 day of Sept A.D. 1982 at 3:39 o'clock P.M.

duly recorded in Vol. M 82, of Deeds on page 12828

Fee \$8.00

By *Evelyn Biehn*
 EVELYN BIEHN, County Clerk