

17216

TIA # M-38-25250-2
WARRANTY DEED (INDIVIDUAL)

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LES WALTON and JOYCE WALTON, husband and wife
ROBERT L. MONSON and LA RAE MONSON, husband and wife
of Klamath, State of Oregon, described as: all that real property situated in the County

Lot 4, Block 48, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

Subejct to:

1. An easement created by instrument, including the terms and provisions thereof, recorded September 23, 1930 in Book: 93 Page: 61.
2. Trust Deed, including the terms and provisions thereof, recorded August 22, 1979 in Book: M-79 Page: 19901 in favor of Klamath First Federal Savings and Loan Association, which Trust Deed the Grantees herein assume and agree to pay by the terms contained therein.

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 \$ 59,000.00 .*

Dated this 1st day of November, 19 82.

Les Walton
Joyce Walton

STATE OF OREGON, County of Klamath

On the 10th day of November, 19 82
Less Walton and Joyce Walton personally appeared the above named
instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Harlene P. 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. Robert L. Monson
8971 Mint Avenue
Westminster, California 92683

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record
on the 15 day of Nov, 19 82
at 3:40 o'clock P. M. and recorded in book M82
on page 15192 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn
County Clerk Title
By *Joyce M. Shum* Deputy
Fee \$4.00