(1) (19695)	DUNTAIN TITLE C	MANY		
	WARRANTY DEED	MTC 1201 Vol.	8.L ;	4.
KNOW ALL MEN BY THESE PRE. Forest Products Federal	SENTS, That Credit Union	۲ 01. <u>۱</u>	<u>nv</u> Page	1189
hereinafter called the grantor, for the consider James L. Smith and Donne the grantee, does hereby grant, bargain, sell assigns, that certain real property, with the ter pertaining, situated in the County of Klam	ration hereinafter state a. R. Smith, Hush and convey unto the nements, hereditament	and and with	, hereinaf rantee's heirs, succes	ter called ssors and ng or ap- :
"SEE LEGAL DESCRI				
"SEE LEGAL DESCRT	, tron as the ArpE	ARS ON THE REVER	SE OF THIS DEED)."
				2
To Have and to Hold the same unto the And said grantor hereby covenants to an grantor is lawfully seized in fee simple of the ab as set forth on the reverse of this Clas of the date of this deed. grantor will warrant and forever defend the said and demands of all persons whomsoever, except The true and actual appeid.	bove granted premises, deed, or those :	ntee's heirs, successor and grantee's heirs, s free from all encum apparent: upon th	brances except le land, if any,	ns, that
and demands of all persons whomsoever, except The true and actual consideration paid , <u>OHowever, the actual consideration consists</u> of the whole part of the Consideration (indicate which) O(These In construing this deed and where the cont changes shall be implied to make the cont	f-or-includes_other_f	Foperty or value di	15 \$ 42,500.00	riett-is
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SUBJECT TO:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.

1190 2. Assessments, if any, due to the City of Klamath Falls for water use.

3. The premises herein described are within and subject to the statutory powers, 3. The premises herein described are within and subject to the statutory po-including the power of assessment, of Klamath Project and Klamath Irrigation

4. Reservations, restrictions and easements as contained in Deed recorded March. 4. Reservations, restrictions and easements as contained in Deed recorded 19, 1926, in Volume 71, page 316, Deed Records of Klamath County, Gregor, to wit: "That they will not at any time hereafter construct upon the lands hereinbefore described any buildings of any kind or description whatsoever at a distance of less than twenty (20) feet from Third Street, and that they will not construct or erect upon the lands hereinbefore described any dwelling house which is of a value of less than One Thousand Five Hundred (\$1,500.00) Dollars, and the right to enter upon and construct irrigation ditenes and divert irrigation water along the property lines of the lands hereinbefore described is hereby reserved." (Affects Lot 4)

5 Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a Mobile Home and any interest

6. A Judgment against a name similar to James L. Smith for the amount herein stated and any other amounts due,

Entered: October 5, 1969 Docket Book: 24, page 23

Legal No.: 69-357E

Payor: James L. Smith

Payee: Dept. of Human Resources for Linda M. Smith

Amount: As of this date, DER records show an arrearage of \$2,136.96, with

an additional \$100.00 due February 3, 1962 and each month thereafter as per Decree. (\$50.00 current support, plus \$50.00 to be applied

DESCRIPTION

A parcel of land situated in Lot 4, Block 2, ALTAMONT ACRES, according to the

A parcel of land Stoutett in hot 4, Stour 2, Allanoni Hondo, according to the official plat thereof on file in the office of the County Clerk of Klamath County. Oregon, and being more particularly described as follows:

Beginning at an iron pin on the North line of boardman Avenue, said point heirs South 89° 40' East a distance of 156.0 feet from the Southwest corner of said Lot 4; thence North 0° 26' East parallel with bisbee Street a distance of 141.5 feet to an iron pin on the North line of said Lot 4; thence North, 89° 40' West along the North line of said Lot 4 a distance of 75 feet; thence South 0° 201 West parallel with Bisbee Street a distance of 141.8 feet to a point of the Worth line of Boardman Avenue; thence South 89° 40' East along said North line a Gastates

EV.LYN BIEffit, Court : 101 The True

ALE FOREIN; COMPLETE KLAMATH; 55, Filed for record .

115_21_day of Jan A.D. 1983. St Clarks Must

duly recorded in Vol. <u>M83</u>, c <u>Deeds</u> on <u>a (1189</u>