

19827

T/A 38-25320-0-J

## WARRANTY DEED (INDIVIDUAL)

Vol. 1183 Page 1413

LUTHER HARRIS, JR.

ALFRED J. LAMONT

hereinafter called grantor, convey(s) to

of Klamath, State of Oregon, described as:all that real property situated in the County of Klamath, State of Oregon, described as:  
Lot 21, Block 48, FOURTH ADDITION TO NIMROD RIVER PARK, 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 as listed on the attached "Exhibit A" which is by this reference made a part hereof

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 \$ 8,000.00Dated this 26th day of January, 19 83.Luther Harris, Jr.  
LUTHER HARRIS, JR.STATE OF OREGON, County of Klamath ss.On this 26th day of January, 19 83, personally appeared the above named Luther Harris, Jr. instrument to be his voluntary act and deed, and acknowledged the foregoing

Before me:

Notary Public for Oregon

My commission expires: 2/14/85The 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 whole consideration." (Indicate which)

## WARRANTY DEED (INDIVIDUAL)

Harris

TO

Lamont

After Recording Return to: AND SEND ALL  
FUTURE TAX STATEMENTS TO:  
Alfred J. Lamont  
41468 Malcolmson Street  
Fremont, CA 94538

## 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 received \_\_\_\_\_ on page \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed

By \_\_\_\_\_

Deputy

## "EXHIBIT A"

SUBJECT TO:

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Fourth Addition to Nimrod River Park.
2. All proceedings, taxes and assessments relating to the "Special Road District Nimrod Park" (Improvement District.) Order creating the improvement district recorded March 17, 1966 in M-66 at page 2325, Microfilm Records.
3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,  
 Recorded : March 13, 1967 Book: M-67 Page: 1751  
 Amended : July 6, 1967 Book: M-67 Page: 5062

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

3:39

his 26 day of Jan A.D. 1983 at P M

duly recorded in Vol. M83, of Deeds 1413

Fee \$8.00

EVELYN B. BERNHARDT

By Joyce McArthur