

24077

TA-M-38-26063-3  
WARRANTY DEED (INDIVIDUAL)

Vol. 183 Page

5478

DENNIS CRUMRINE and DEBRA CRUMRINE

ROBERT A. MAYHEW and KATHLEEN A. MAYHEW, husband and wife, hereinafter called grantor, convey(s) to  
of Klamath, State of Oregon, described as: all that real property situated in the County

SEE ATTACHED EXHIBIT "A"

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 \$ 51,000.00.

Dated this 16th day of May, 19 83.

Dennis Crumrine

Debra Crumrine

STATE OF OREGON, County of Klamath ) ss.

On the 31st day of May, 19 83, Dennis Crumrine and Debra Crumrine personally appeared the above named  
instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Susan C. Patzke  
Notary Public for Oregon

My commission expires: 11-2-86

- \* 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:

 TAX STATEMENTS TO:  
 MR. & MRS. ROBERT A. MAYHEW  
 3736 HOPE STREET  
 KLAMATH FALLS, OREGON 97601
Form No. 9-960  
(Previous Form No. TA 16)

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"

A parcel of land situated in the S½SE¼NW¼ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin marking the Southeast corner of the SE¼NW¼ of said Section 11, said point being the Northeast corner of "PERRY'S ADDITION TO LLOYDS TRACTS", Subdivision; thence South 89° 50' West along the South line of the S½SE¼NW¼ of said Section 11, said line being the North line of said Subdivision, a distance of 201.90 feet to an iron pin on the Westerly right of way line of Hope Street; thence North 0° 17' East along said Westerly line of Hope Street a distance of 194.72 feet to an iron pin on the true point of beginning of this description; thence continuing North 0° 17' East along said Westerly line of Hope Street a distance of 97.41 feet to an iron pin; thence South 89° 59' 30" West parallel with the North line of the S½SE¼NW¼ of said Section 11 a distance of 137.88 feet to an iron pin; thence South 0° 06' 30" West a distance of 97.41 feet to an iron pin; thence North 89° 59' 30" East parallel with the North line of the S½SE¼NW¼ of said Section 11, a distance of 137.59 feet to the true point of beginning of this description.

EXCEPTING an easement over and across the Northerly five feet of the above described parcel of land for a water line and construction and maintenance of said water line.

## SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
  2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
  3. 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 \$37,800.00
- Dated : July 6, 1978  
 Recorded : July 10, 1978 Book: M-78 Page: 14695  
 Re-recorded : July 24, 1978 Book: M-78 Page: 15999  
 Trustor : Dennis L. Crumrine and Debra L. Crumrine  
 Trustee : William Sisemore  
 Beneficiary : Klamath First Federal Savings & Loan Association  
 Loan #01-11294
- which Trust Deed the Grantees herein assume and agree to pay according to the terms contained therein.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record . . .

this 1ST day of June A.D. 19 83 at 11:12 o'clock A.M., and  
 duly recorded in Vol. M83 of Deeds on file 8478

EVELYN BIEHN, County Clerk  
 By [Signature]

Fee \$8.00