

35303

ATC - 27423 - 5
WARRANTY DEED (INDIVIDUAL)Vol. 184 Page 5727

THOMAS E. DOWNS and SANDRA L. DOWNS, husband and wife
 _____, hereinafter called grantor, convey(s) to
 MILTON E. FREEL and DIANA T. FREEL, husband and wife
 _____ all that real property situated in the County
 of Klamath, State of Oregon, described as:

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 \$ 39,000.00 *

Dated this 5th day of April, 19 84.

Thomas E. Downs
Sandra L. Downs

STATE OF OREGON, County of Klamath ss.

On the 6TH day of April, 19 84 personally appeared the above named
Thomas E. Downs and Sandra L. Downs, and acknowledged the foregoing
 instrument to be their voluntary act and deed.

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. Milton E. Freel
 5640 Independence
 Klamath Falls, Ore.
 97601

STATE OF OREGON,

County of _____

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

APR 6 1984
 4 PM '84

A portion of Tracts 30, 31 and 32, INDEPENDENCE TRACTS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Northwestern corner of Tract 32 of INDEPENDENCE TRACTS, as shown upon the official plat thereof, and running thence South 0° 13' East, along the Westerly line of Tracts 32, 31 and 30 of said Independence Tracts, a distance of 171.72 feet, more or less to the Southwest corner of Tract 30; thence South 71° 27' East, along the South line of said Tract 30, a distance of 89.3 feet; thence North 0° 13' West a distance of 182.82 feet; more or less to an iron pin in the Northerly line of Tract 32; thence North 78° 23' West along the North line of said Tract 32, a distance of 86.33 feet to the place of beginning.

SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Enterprise Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Independence Tracts.
4. 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 \$34,200.00

Dated	: February 24, 1981	Book: M-81 Page: 3436
Recorded	: February 27, 1981	
Trustor	: Thomas E. Downs and Sandra L. Downs	
Trustee	: Transamerica Title Insurance Company	
Beneficiary	: Equitable Savings and Loan Association	
Re-recorded	: March 5, 1981	Book: M-81 Page: 3961

The above noted trust deed and addendum was assigned by instrument		
Dated	: February 24, 1981	
Recorded	: February 27, 1981	Book: M-81 Page: 3484
Re-recorded	: June 15, 1981	Book: M-81 Page: 10635
To	: Housing Division, Department of Commerce, State of Oregon	

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 6th day of April A.D. 19 84
at 4:06 o'clock P M, and duly
recorded in Vol. M84 of Deeds

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EVELYN BIEHN, County Clerk
By [Signature] Deputy
Fee 8.00