

37625

DOMINIC HERRERA and SANDRA S. HERRERA, husband and wife
hereinafter called grantor, convey(s) to
ALBERT D. BRENNAN and LORAIN E. BRENNAN, husband and wife
all that real property situated in the County
of Klamath, State of Oregon, described as:

Lot 4, Block 12, Tract 1079, SIXTH ADDITION TO SUNSET VILLAGE,
in the County of Klamath, State of Oregon.

- Subject to:
1. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary Dist, and as per Ordinance No. 29 recorded 5-24-83 in Book: M-83 Page: 8062.
 2. Regulations, including levies, assessments, water & irrigation rights and easements for ditches and canals, of Enterprise Irr. Dist.
 3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of 6th Addition to Sunset Village.
 4. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, recorded June 29, 1973 Book: M-73 at page: 8283.
 5. This property lies within and is subject to the levies & assessment of the Sunset Village Lighting District.
 6. An easement created by instrument, recorded December 6, 1973 in Book: M-73 Page: 15787.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property as set forth hereinabove. 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 \$ 49,100.00.*

**

Dated this 30th day of May, 19 84.

Dominic Herrera
Sandra S. Herrera

STATE OF OREGON, County of Klamath ss.

June 11 19 84 personally appeared the above named Dominic Herrera & Sandra S. Herrera and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Susan C. Patske
Notary Public for Oregon
My commission expires: 11-2-85

- * 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:

TAX STATEMENTS TO:
Mr. & Mrs. Albert D. Brennan
3949 Rio Vista
Klamath Falls, Oregon
97603

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 11th day of June, 19 84 at 3:41 o'clock P.M. and recorded in book M84 on page 9793 Records of Deeds of said County.

Witness my hand and seal of County affixed.

EVELYN BIEHN

KLAMATH COUNTY CLERK

By Pam Smith Deputy

Fee: \$4.00