

38045

ASPEN M-27648
WARRANTY DEED (INDIVIDUAL)

Vol. 84 Page 10520

JEROD C. TRAILER

, hereinafter called grantor, convey(s) to

JAMES T. MEARS and DARLENE C. MEARS, husband and wife

all that real property situated in the County

of Klamath, State of Oregon, described as:

Lots 31, 32, 33 and 34, LAKEWOOD HEIGHTS, in the County of Klamath,
State of Oregon

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 free of all encumbrances except
those contained in Exhibit "A" attached hereto

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 \$ 118,712.00.*

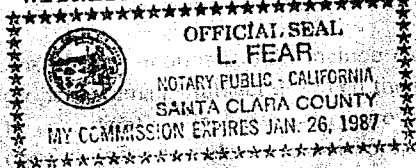
Dated this 6th day of June, 19 84.

Jerod C. Trailer

STATE OF CALIFORNIA)
COUNTY OF SANTA CLARA)

On June 20, 1984, before me the undersigned, a Notary Public for
State of California, personally appeared Jerod C. Trailer
proved to me on the basis of satisfactory
evidence to be the person(x) whose name(x) is (same) subscribed to the
within instrument, and acknowledged that he executed it.

WITNESS MY HAND AND OFFICIAL SEAL



L. Fear

consideration. (Indicate which)

WARRANTY DEED (INDIVIDUAL)

Jerod C. Trailer

TO

James T. Mears

Darlene C. Mears

After Recording Return to: 4 Tapes;

James T. Mears

Darlene C. Mears

1605 Tamera
City, 97601

STATE OF OREGON,

) ss.

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.

Title

By _____

Deputy

EXHIBIT "A"

Trailer to Mears

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Lakewood Heights.
2. 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 \$90,000.00

Dated	: July 24, 1979	
Recorded	: July 30, 1979	Book: M-79 Page: 18018
Trustor	: Jack H. Roberts and Karin W. Roberts	
Trustee	: William Sisemore	
Beneficiary	: Klamath First Federal Savings and Loan Association of Klamath Falls, Oregon, a corporation	

WHICH, said Trust Deed the Grantees herein agree to assume and pay according to the terms and provisions contained therein.
3. Regulations including levies, assessments, water and irrigation rights and easements for ditches and canals, of Lakewood Heights Improvement District.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ..

this 22nd day of June A.D. 19 84 at 2:16 o'clock P M., and
duly recorded in Vol. MB4 of Deeds on Page 10520By Evelyn Biehn County Clerk
Bernetha S. Deloach

Fee: \$8.00