

HENRY P. GENTRY and BERNICE L. GENTRY, husband and wife

ALLAN MATTHEWS

, hereinafter called grantor, convey(s) to

of Klamath, State of Oregon, described as:

Lot 2, LESS the Northeasterly 10 feet; and the Northeasterly 17.9 feet of Lot 3, Block 13, FIRST ADDITION TO THE CITY OF KLAMATH FALLS, 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 \$ 44,250.00

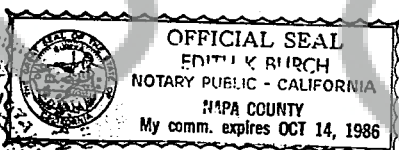
Dated this 3rd 5th day of July, 1984

Henry P. Gentry
Henry P. Gentry

Bernice L. Gentry
Bernice L. Gentry

Calif. 10/20
STATE OF OREGON, County of Klamath ss.

On this 5th day of July, 1984 personally appeared the above named HENRY P. GENTRY and BERNICE L. GENTRY, husband and wife and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Edith K. Birch

Notary Public for Oregon ca.

My commission expires:

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)

Henry P. Gentry

Bernice L. Gentry

TO

Allan Matthews

After Recording Return to:

Allan Matthews

5220 South 6th Street
Klamath Falls, Oregon
97603

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"

Gentry to Matthews

12294

SUBJECT TO:

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of First Addition to the City of Klamath Falls.
2. Regulations, including levies, liens, and utility assessments of the City of Klamath Falls.
3. Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$42,500.00
Dated : March 16, 1979
Recorded : March 16, 1979 Book: M-79 Page: 6067
Mortgagor : Stephen E. Ihde and Nancy J. Ihde, husband and wife
Mortgagee : State of Oregon, represented and acting by the Director of Veteran's Affairs.
WHICH, said Mortgagee, the Grantee herein agrees to assume and pay according to the terms and provisions contained therein.
4. City Lien
Entered : March 23, 1981 Improvement #268 Card #7
Amount : \$3,719.74
Balance : \$2,594.50
For : Road Improvement
WHICH, said City Lien, the Grantee herein agrees to assume and pay according to the terms and provisions contained therein.

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 19 day of July A.D. 19 84
at 4:01 o'clock P M, and duly
recorded in Vol. M84 of Deeds
Page 12293

EVELYN BIEHN, County Clerk

By Tom Smith Deputy

Fee 8.00