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417159978-L
WARRANTY DEED

Vol. 1084 Page 16831

KNOW ALL MEN BY THESE PRESENTS, that DARYL McROBERTS and JEANNE L. McROBERTS, husband and wife, Grantors, convey and warrant to LOIS E. PIERCE, Grantee, the following described real property situated in Klamath County, Oregon, free of encumbrances except as specifically set forth herein:

The East half of Tract 117, PLEASANT HOME TRACTS, #2 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO the following:

1. Mobile Home taxes for 1980 not assessed because of Veteran's Exemption. If the exempt status is terminated under the statute prior to the date on which the assessment roll becomes the tax roll in the year in which taxes were assessed, an additional tax may be levied.
Account No.: 41-67068
2. Subject to the requirements and provisions of ORS Chapter 481, pertaining to the registration and transfer of ownership of a Mobile Home and any interest or liens disclosed thereby.
3. Assessments, if any, due to the City of Klamath Falls for water use.
4. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
5. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
6. Restrictions and easements as contained in instrument recorded April 19, 1943 in Volume 154, page 475, Klamath County, Oregon, Deed Records, to-wit:
"(1) Subject to an easement for ditches and/or pipe lines to convey water for irrigation and domestic use for the benefit of adjoining property owners. (2) Subject to the restriction that no dwelling house shall be placed upon said land to cost less than \$1,000.00; that such dwelling shall be finished in a workmanlike manner; shall be painted outside and shall be set back at least 30 feet from the property line on street."
7. A rental agreement by and between Marguerite Lobdell and Rodger D. Hilgers and Kristie L. Hilgers, recorded December 28, 1979, in Volume M79, page 29731, Microfilm Records of Klamath County, Oregon.

16832

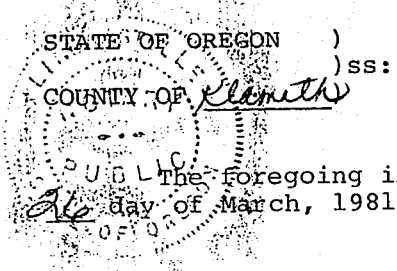
The true and actual consideration for this conveyance is the sum of \$31,000.

Until a change is requested, send all tax statements to the following address: Lois E. Pierce
2161 Homedale Avenue
Klamath Falls, OR 97601

DATED: March 26, 1981.

Daryl McRoberts
Daryl McRoberts

Jeanne L. McRoberts
Jeanne L. McRoberts



The foregoing instrument was acknowledged before me this 26 day of March, 1981, by Daryl McRoberts and Jeanne L. McRoberts.

Linda Stelle
NOTARY PUBLIC FOR OREGON
My Commission Expires 7/13/81

STATE OF OREGON,
County of Klamath)
filed for record at request of

Return:
Lois E. Pierce
2161 Homedale
Klamath Falls, Or
97601

In this 28 day of Sept. A.D. 19 84
at 3:45 o'clock P M, and duly
recorded in Vol. M84 of Deed
page 16831
EVELYN BIEHN, County Clerk
By [Signature] Deputy
Fee 8.00

Taxes:
Klamath First Federal
540 Ma