

MOTOR INVESTMENT COMPANY, a Partnership

VIRGIL A. JONES and SHARON M. JONES, husband and wife

of Klamath, State of Oregon, described as:

Lot 7, Block 5, FIRST ADDITION TO KELENE GARDENS, in the County of Klamath, State of Oregon.

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 \$ 42,900.00.*

Dated this 27th day of September, 1984.

Thomas A. Moore

STATE OF OREGON, County of Klamath) ss.

September 28, 1984 personally appeared the above named Thomas A. Moore, principal and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Wardene L. Addington
Notary Public for Oregon
My commission expires: 3-22-85

- * 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: Tales;
Mr. & Mrs. Virgil A. Jones
4848 Darwin Place
Klamath Falls, OR

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
Deputy

SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062.
3. Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, recorded in Book M-68 at page 3337, Microfilm Records.
4. Set-back lines over the front (east) 20 feet and utility easements over the rear (West) 8 feet and the South 16 feet as set out on the Plat and in the Dedication of First Addition to Kelene Gardens.
5. A perpetual easement for drainage purposes, including the terms and provisions thereof, as set forth in Deed Volume M-70 at page 1840, recorded March 6, 1979. (Affects the Westerly 8 feet.)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record .

this 28th day of Sept. A.D. 19 84 at 4:05 o'clock P.duly recorded in Vol. M84, of Deeds on page 16834By EVELYN BIEHN, County Clerk

Fee: \$8.00