

LEONARD H. FLEMING and I. STAR FLEMING, as tenants by the entirety

, hereinafter called grantor, convey(s) to
CHRISTIAN C. JOHNSON and SANDRA L. JOHNSON, husband and wifeall that real property situated in the County
of Klamath, State of Oregon, described as:Lot 6, Block 13, Tract No. 1143, Resubdivision of a portion of Blocks 11, 12, 13 and
14, BUENA VISTA 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
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 \$ 58,900.00 *Dated this 4th day of October, 19 84.

Leonard H. Fleming
I. Star Fleming

STATE OF OREGON, County of Klamath ss.

October 5, 19 84 personally appeared the above named
Leonard H. Fleming & I. Star Fleming and acknowledged the foregoing
 instrument to be their voluntary act and deed.

Before me:

Susan C. Case
 Notary Public for Oregon
 My commission expires: 6-27-88

- * 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)

Leonard H. FlemingI. Star Fleming

TO

Christian C. JohnsonSandra L. Johnson

After Recording Return to:

TAX STATEMENTS TO:
 Mr. & Mrs. Christian C. Johnson
 2525 Yonah Street
 Klamath Falls, Oregon
 97601

STATE OF OREGON,)

County of) ss.

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.

By _____

Title

Deputy

EXHIBIT "A"

SUBJECT TO:

1. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded : September 10, 1956 Book: 12 Page: 250
 Modified : July 9, 1959 Book: 314 Page: 80

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 \$52,000.00

Dated : June 1, 1979
 Recorded : June 4, 1979 Book: M-79 Page: 12958
 Trustor : Dennis R. Morin and Pamela J. Morin
 Trustee : Klamath County Title Co.
 Beneficiary : First National Bank of Oregon,
 which Grantees herein assume and agree to pay.

STATE OF OREGON,)
 County of Klamath)

Filed for record at request of

on this 9th day of October A.D. 19 84
 at 3:43 o'clock P M, and duly
 recorded in Vol. M84 of Deeds
 Page 17378

EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00