

46516

WARRANTY DEED (INDIVIDUAL)

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3217

ALBERT A. BRICCO

DAVID E. WELCH and Nancy A Welch

, hereinafter called grantor, convey(s) to

all that real property situated in the County

of Klamath, State of Oregon, described as:

Lot 3, Block 8, WINEMA PENINSULA #2, in the County of Klamath,  
State of Oregon.

Subject to:

1. An easement created by instrument, including the terms and provisions thereof, recorded February 27, 1959 in Book: 310 Page 175.
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Winema Peninsula #2.
3. Set back provisions as delineated on the recorded plat, 25 foot set back lines along front and 20 feet along all side and back lot lines.
4. Utility easements as delineated on the recorded plat along all back and side lot lines.
5. An easement created by instrument, including the terms and provisions thereof recorded September 11, 1979 in Book: M-79 at page: 21621.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
as set forth hereinabove

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 \$ 8,750.00 \*

\*\*

Dated this 7th day of January, 19 80.

Albert A. Bricco

STATE OF OREGON, County of Klamath ) ss.

On this 30th day of January, 19 80 personally appeared the above named  
Albert A. Bricco and acknowledged the foregoing  
instrument to be his voluntary act and deed.

Before me:

Susan C. Patzke

Notary Public for Oregon

My commission expires: 11/2/82

- \* 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)

David E. Welch

TO  
David E. Welch  
Nancy A. Welch

After Recording Return to:

Tax statements to:

Mr. David E. Welch  
3192 Florinda  
Pomona, California 91767

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record  
on the 5th day of March, 19 85  
at 10:27 o'clock A.M. and recorded in book M85  
on page 3247 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

Klamath County Clerk

By

Pam Smith

Deputy

Fee: \$5.00