OK STOCK	WARRANTY DEED_SURVIVOR	HIP VOL MOU Page 3393
KNOW ALL MEN BY TH	WARRANTY DEED-SURVIVOR	le N. Cloudas and Keith Todd
for the consideration hereinafter sta		
mon but with the right of survivo	rship, their assigns and the heirs the tenements, hereditaments and a	s unto the said grantees, not as tenants in co of the survivor of said grantees, all of the follo ppurtenances thereunto belonging or in any w of Oregon, to-wit:
Lot 5 of Block plat thereof o County, Oregon	on file in the office of t	ARK, according to the official he County Clerk of Klamath
with a starts w	(* gravite darmonatio (1973)	Le suite de la companya de la company
totaka si ja Shirtan Shirtan Shirtan	1997 - Start Garley, etc. 1993 1997 - Start Start, Garley Matter (* 19	
and the heirs of such survivor, fore the right of survivorship, that is, t And the grantor above name that grantor is lawfully seized in fe	ever; provided that the grantees h hat the fee shall vest absolutely d hereby covenants to and with th e simple of said premises, that sa se of this deed and those	d premises unto the said grantees, their assigner therein do not take the title in common but we in the survivor of the grantees. The above named grantees, their heirs and assign the are free from all encumbrances except apparent upon the land, if any,
and demands of all persons whoms The true and actual consid <del>"However, the actual consideration</del>	soever, except those claiming unde leration paid for this transfer, sta on consists of or includes other.	and the part and parcel thereof against the lawful claim or the above described encumbrances. ted in terms of dollars, is \$ 45,000.00 _property_or_value_given_or_promised_which
part of the CONSIDERATION (Indicate with In construing this deed and w	where the context so requires, the	ols <sup>(1)</sup> , it not applicable, should be deleted. See ORS 23.03 singular, includes, the plural and all grammatic
In Witness Whereof, the gran	ntor has executed this instrument t	to corporations and to individuals. his 27th day of February , 19 8 ffixed by its officers, duly authorized thereto
In Witness Whereof, the gran if a corporate grantor, it has caused order of its board of directors. THIS INSTRUMENT WILL NOT ALLOW USE SCRIBED IN THIS INSTRUMENT IN VIOLATIO USE LAWS AND REGULATIONS, BEFORE THIS INSTRUMENT, THE PERSON ACQUIR	ntor has executed this instrument t d its name to be signed and seal a to of the property De- ON OF APPLICABLE LAND SIGNING OR ACCEPTING SIGNING OR ACCEPTING	to corporations and to individuals. his 27th day of February , 19
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4.1

The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District. - FUBJECT TO:

11

Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Basin Improvement District.

3. Assessments, if any, due to the City of Klamath Falls for

4. The premies herein described are within and subject to the water use. statutory powers, including the power of assessmnt, of Klamath Irrigation District.

A 16 foot irrigation ditch easement along the South lot line, as shown on dedicated plat.

- Reservations as contained in plat dedication, to wit: "Subject to: (1) A 25 foot building setback line along the front of all lots and a 20 foot building setback line along 6. side street line; (2) Easements as shown on the annexed map

for construction and maintenance of public utilities, irrigation and drain ditches, said easements to provide ingress and egress with any plantings or structures placed thereon by lot owners to be at their own risk; (3) No changes will be made in the present irrigation and/or drain ditches without the consent of the Klamath Irrigation District, its successors or assigns; (4) Additional restrictions as provided in any recorded protective covenants and this plat is approved subject to the following conditions: (1) The owners of the land in this subdivision, their heirs and assigns in whom title may be vested, shall always at their own expense, properly install, maintain and operate such irrigation system; (2) The Klamath Irrigation District, its successors and (2) The Klamath Irrigation District, its successors and assigns, and the United States, person, firm or corporation operating the irrigation works of said District, shall never be liable for damage caused by improper construction, opera-tion or care of such system or for lack of sufficient water for irrigation; (3) The liability of the operators of said District; (4) The lands will always be subject to irrigation assessments whether or not irrigation water is furnished." assessments whether or not irrigation water is furnished."

Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded December 23, 1974 in Volume M74, page 16182, Microfilm Records of Klamath County, Oregon.

8. Mortgage, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein, Dated: February 25, 1974 Recorded: February 25, 1974 M74, pagee 2753, Microfilm Records of Klamath County, Volume: Douglas S. Aldrich and Deborah L. Aldrich, husband Oregon \$26,100,00

Amount: State of Oregon, respresented and acting by the Mortgagor: Director of Veterans' Affairs (M07773-P)

Mortgagee:

SAID MORTGAGE BUYER HEREIN AGREE TO ASSUME AND PAY.

STATE OF OREGON: COUNTY OF KLAMATH:	<b>SS</b> .		the <b>28th</b> day
		M., and duly r	ecorded in Vol. <u>M86</u> ,
Filed for record at request of A.D., 19 86 at	- <b>1</b> -	on Page 3393 Evelyn Biehn,	ounty Clerk
of		By	Am Am Wie

FEE \$9.00