	59219						
			WARRAINTY		- 101-1118	b Page	122
	KNOW ALL MEN B	Y THESE PRESE	ENTS, That	JAMES J	. MAFFIOLI	e	
the fi	nafter called the granton HCWARD D. HILL a rantre, does hereby gra s, that certain real prop	nt hardein sell a	- a	and wii	9	, herei	nafter cal ccessors a
pertai.	ning, situated in the Co	ounty of Klama	th an	nd State of (appurtenances th Dregon, described	hereunto belor as follows, to-	nging or a wit:
_plat:	24, Block 13, TRA thereof on file :	in the office of	ADDITION T of the Coun	O THE ME. ty Clerk	NDOWS, according of Klamath Co	ing to the punty, Oreg	officia on.
•	- contin	nued on the re	verse side	of this d	leed -		
		11E \$34.00 mm					
grantor state	To Have and to Hold & And said grantor hereb, is lawfully seized in to d on the reverse a ate of this deed	e simple of the ob-	said grantee ar d with said gra	nd grantee's antee and g	heirs, successors a rantee's heirs, suc	cessors and a	ssigns, the
T Tanina T	will warrant and forew nands of all persons wi "he true and actual co WXXIRK/GENERXESSIGN XXIRK/GENERXESSIGN	onsideration paid for	or this transfe	t, stated in	bove described er terms of dollars, i	s \$ 54,000.0	0
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Deputy

By

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- continued from the reverse side of this deed -

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SUBJECT TO:

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- 1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
- Utility easements as delineated on the recorded plat along the Easterly 16 feet, the Southwesterly 8 feet and the Westerly 5 feet. A 25 foot building setback line from Blackberry Cb.
- 3. Reservations as contained in plat decication, to wit: "said plat subject to: (1) Easements for public utilities TV and drainage as shown on the annexed plat, easements to provide ingress and egress for construction and maintenance of said utilities, TV and drainage; (2) A 25 foot building setback line on the front of all lots and a 20 foot building setback line along side street lines; (3) All easements and reservations of record and additional restrictions as provided in any recorded protective covenants."
- 4. Regulations, including levies, assessments, drainage rights and easements as disclosed by Articles of Incorporation of The Meadows District Improvement Company, recorded September 29, 1975, in Volume M75, page 11801, Microfilm Records of Klamath County, Oregon.
- 5. Agreement, including the terms and provisions thereof, dated April 13, 1976, recorded April 14, 1976, in Volume M⁷6, page 5337, Microfilm Records of Klamath County, Oregon, by and between Donald L. Sloan, et ux and Klamath Irrigation District, relating to drainage.
- 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: September 17, 1980
 Recorded: September 17, 1980
 Volume: M80, page 17681., Microfilm Records of Klamath County, Oregon Amount: \$48,940.00
 Mortgagor: James J. Maificili
 Mortgagee: State of Oregon, represented and acting by the Director of Veterans' Affairs (L-F45893)

The Grantees named on the reverse side of this deed hereby agree to assume and pay the above described Mortgage and pay it in full.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of the _the	1 dav
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