

OK

64034

KNOW ALL MEN BY THESE PRESENTS, That

to grantor paid by NORA T. GRIFFITH, hereinafter called the grantor, for the consideration hereinafter stated,
does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that
certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, sit-
uated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

LOT 42. OLD ORCHARD MANOR, IN THE CITY OF KLAMATH FALLS
SUBJECT TO.

1. RULES, REGULATIONS AND STATUTORY POWERS OF KLAMATH IRRIGATION DISTRICT.
2. RESTRICTIONS AS SHOWN ON THE RECORDED PLAT.
- 3...BUILDING SET BACK LINES AS SHOWN ON PLAT.
4. AN EASEMENT CREATED BY INSTRUMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, RECORDED JANUARY 25, 1951 IN Book 244 AT PAGE 613.
5. COVENANTS, EASEMENT AND RESTRICTIONS IMPOSED BY INSTRUMENT, INCLUDING THE TERMS THEREOF, RECORDED 2- 20- 51, BOOK 245, 361.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances
EXCEPT AS SPECIFICALLY SET OUT ABOVE.

and that grantor will warrant and forever defend the above
granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomso-
ever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 33,000-00
However, the actual consideration consists of or includes other property or value given or promised which is
part of the consideration (indicate which) 0

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 25 day of July, 1986

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
SCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND
USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING
THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE
PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR
COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON, County of Klamath
Personally appeared the above named Mary M. Sullivan
and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: [Signature]
Notary Public for Oregon
My commission expires April 1, 1990

(OFFICIAL SEAL)

NOTE-The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Nora J. Griffith
P.O. Box 2329
Klamath Falls, Or. 97602
NAME, ADDRESS, ZIP

Check 10.00

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of KLAMATH

I certify that the within instru-
ment was received for record on the
25th day of JULY, 1986, at
11:01 o'clock A.M., and recorded in
book/reel/volume 1180, on page 13005
or as fee/file/instrument/microfilm/re-
ception No. 64034, Record of Mort-
gages of said County.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

By [Signature] Deputy

Fee: \$10.00