

75240

W11061

Aspen

TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. 181 Page 9467

ROBERT L. MITCHELL and SHIRLEY J. MITCHELL, husband and wife
hereinafter called grantor,
convey to STEVE & MARCIA L. EDERBOUGH, husband and wife
all that real property situated in the
County of Klamath State of Oregon, described as:

The Northerly 40 feet of Lots 334 and 335 in Block 113 of WILDS ADDITION
TO THE CITY OF Klamath Falls, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Trust Deed, recorded July 30, 1946 in Book W-15 at page 13419,
which Grantor herein does not assume nor agree to pay and Grantor
herein hereby holds Grantor harmless therefrom.

THIS INSTRUMENT WILL NOT AFFECT THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN FAVOR OF ANY OTHER PARTY AND THE SAME AND THE SAME SHALL BE SUBJECT TO THE RIGHTS OF THE CITY OF Klamath Falls, Oregon, IN THE EVENT OF ANY OTHER PARTY.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY
DESCRIBED IN THIS INSTRUMENT & BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING
DEPARTMENT TO VERIFY APPROVED USES.

and covenants that grantor is the owner of the above described property free of all encumbrances except
THOSE AS SET FORTH HEREINAFTER AND THOSE ON RECORD.

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 \$ 35,000.00. However, the actual con-
sideration consists of or includes other property or value given or promised which is the actual consideration
(indicate which) (Delete between symbols if not applicable. See ORS 50.030).

In construing this deed and where the context so requires, the singular includes the plural.
IN WITNESS WHEREOF, the grantor has executed this instrument this 10th day of July

19 81

Robert L. Mitchell

Shirley J. Mitchell

STATE OF OREGON, County of Klamath ss.

On this 10th day of July 19 81

Personally appeared the above named Robert L. Mitchell and Shirley J. Mitchell
and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me: [Signature]

Notary Public for Oregon

My Commission Expires: 3-22-89

Robert L. & Shirley J. Mitchell

Shirley J. Mitchell

Steve & Marcia L. Ederbough

Shirley J. Mitchell

Steve & Marcia L. Ederbough

602 East 10th

Klamath Falls, OR 97601

Steve & Marcia L. Ederbough

602 East 10th

Klamath Falls, OR 97601

STATE OF OREGON

County of Klamath

I certify that the within instrument
was received for record on the 10th day
of July 19 81
at 1:17 o'clock P.M. and recorded
in Book 181 Page 9467 as
page 3413 or as document filed
instrument number 75240
Record of Deeds of said County.

Witness my hand and seal of County
officer.

David L. Smith, County Clerk

Fee: \$20.00

By [Signature] Deputy