

46835

KNOW ALL MEN BY THESE PRESENTS, That KAREN L. LYON, aka KAFEN LaVELLE HOPPE, aka KAREN LaVELLE KISIS, hereinafter called the Grantor, for the consideration hereinafter stated to the grantor paid by RON D. McCUTCHEON and SUSAN McCUTCHEON, husband and wife, hereinafter called the Grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 4 in Block 8, THE TERRACES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to the following:

1. Sewer and water use charges, if any, due to the City of Klamath Falls.
2. Reservations and restrictions, as contained in Deed from Harry Daily, et al to Harry M. Van Dyke, recorded in Volume 81, page 594, Deed Records of Klamath County, Oregon, to wit: "subject to the restriction that no dwelling house shall be erected thereon to cost less than \$3,000.00, unless approved by sellers."

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And Grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those assumed by Grantee above and those imposed by the Grantee and that Grantor will warrant and for ever defend the said premises, and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$42,000.00. In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify approved uses.

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In Witness Whereof, the grantor has executed ¹⁴²²⁹
this instrument this 15 day of November, 1983.

Karen L. Lyon
KAREN L. LYON aka
KAREN LaVELLE HOPPE aka
KAREN LaVELLE KISIS

STATE OF OREGON)
County of Klamath) ss.

On this 15th day of November 1983, personally
appeared the above named Karen L. Lyon, aka Karen LaVelle
Hoppe, aka Karen LaVelle Kisis and acknowledged the
foregoing instrument to be her voluntary act and deed.

Sandra Stille
NOTARY PUBLIC for Oregon
My Commission expires: 7/13/85

Grantor's name and address:

Karen LaVelle Kisis

Grantee's name and address:

Ron D. McCutcheon
Susan McCutcheon
5926 Alva Ave
Klamath Falls, OR 97603

After recording return to:

Ron D. McCutcheon
Susan McCutcheon
5926 Alva Ave
Klamath Falls, OR 97603

Mail tax statements to:

Ron D. McCutcheon
Susan McCutcheon
5926 Alva Ave
Klamath Falls, OR 97603

STATE OF OREGON)
County of Klamath) ss.

for
recorder's
use

I certify that the within instrument
was received for record on the 29th day of
June, 1992, at 1:39
o'clock P.M., and recorded in
book/reel/volume No. M92 on page 14228 or
as document/fee/file/ instrument/microfilm
No. 46835 Record of Deeds of said county.

Evelyn Biehr, County Clerk

Name

Title

By

Douglas Mulendore

Fee \$35.00