

69862

OREGON
DEPARTMENT OF
VETERANS' AFFAIRS

10-18-93A11:21 RCVD

Vol. 93 Page 27191

MTC 1396-16675
SPECIAL WARRANTY DEED

Account Number
C07198 86878

County Tax Account Number
R368523

The STATE OF OREGON, by and through the Director of Oregon Department of Veterans' Affairs, grantor, conveys and specially warrants unto Kalloor J. Devasia and Saramma Devasia, Husband and Wife, grantee(s), the following described real property free of encumbrances created or suffered by the grantor on or before May 17, 1986, except as specifically set forth herein situated at 931 Prospect, Klamath Falls, OR 97601 in Klamath County, State of Oregon, to wit:

A portion of Lot 1, Block 18 and a portion of closed Roosevelt Street, all in First Addition to the City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the intersection of the South line of Rose Street and the West line of Prospect Street in the City of Klamath Falls, Oregon, and running thence South along the West line of Prospect Street 42 feet; thence West and parallel with Rose Street 100 feet, more or less, to the Westerly line of closed Roosevelt Street; thence in a Northeasterly direction along the Westerly line of closed Roosevelt Street to the South line of Rose Street; thence East along the South line of Rose Street to the place of beginning.

SUBJECT TO:

1. Any taxes for 1993-94 when due or payable.
2. Any Right of Redemption as Provided by Law.
3. An easement granted to the City of Klamath Falls, by Quitclaim Deed recorded in Volume 69, page 176, Records of Klamath County, Oregon. "For a 14 inch drain pipe on Northerly side of vacated Roosevelt Street."

Agreement for common driveway, including the terms and provisions thereof, by and between Roderick M. Smith, a single man, first party and Carl F. Carlson and Alma E. Carlson, husband and wife, second parties. Recorded: July 5, 1968 Volume: M68, page 6131, Microfilm Records of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$16,200.

AFTER RECORDING RETURN TO:

~~Chicago Title~~
~~10001 SE Sunnyside Road~~
~~Klamath Falls, OR 97601~~

Kalloor J. Devasia
10951 SE Stevens Way
Portland, OR 97266

2114-W (8-92)

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

Kalloor J Devasia
10951 SE Stevens Way
Portland OR 97266

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TO HAVE AND TO HOLD said real property unto said grantee(s), their heirs and assigns forever.

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED 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 USES."

IN WITNESS WHEREOF, the Director of the Oregon Department of Veterans' Affairs has caused these presents to be executed this July 20, 1993. The foregoing recital of consideration is true as I verily believe.

Director of Oregon Department of Veterans' Affairs

By Curt R. Schnepf
Curt R. Schnepf
Manager, Accounts Services

STATE OF OREGON

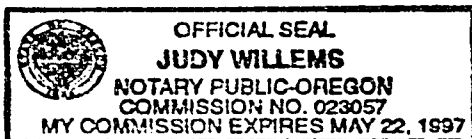
County of Marion

)
) ss
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July 20, 1993

personally appeared the above-named Curt R. Schnepf and, being first duly sworn, did say that he is duly authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me: Judy Willem
Notary Public for Oregon



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 18th day
of Oct. A.D., 19 93 at 11:21 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 27191

FEE \$35.00

Evelyn Biehn, County Clerk
By Judy Willem