

40458

-WARRANTY DEED-

Vol. M97 Page 20775

LOWELL O. ANDERSON, grantor, conveys to JAMES J. HUFFMAN
and LEONA M. HUFFMAN, husband and wife, all that real property situate
in the County of Klamath, State of Oregon, described as:

Government Lot 4 and the SE 1/4 of the SW 1/4 Section
18, Township 40 South, Range 14 East of the Willamette
Meridian, EXCEPT that portion conveyed to the United
States of America by deed recorded June 30, 1924 in
Deed Book 64 at page 271, Klamath County, Oregon

and covenant that grantor is the owner of the above-described property
free of all encumbrances, except reservations, restrictions, easements
and rights of way of record and those apparent upon the land; rules,
regulations, liens and assessments of water users and sanitation dis-
tricts; also the assessment roll and the tax roll disclose that the
within described premises were specially assessed as farm land. If
the land becomes disqualified for the special assessment under the
statute an additional tax may be levied for the last five years or
lesser number of years, in which the land was subject to the special
land use assessment; 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
Forty-Eight Thousand and No/100ths (\$48,000.00) DOLLARS.

Until a change is requested all tax statements shall be
mailed to the following address: James J. Huffman, 111 Broadway Dr.

DATED this 1st day of May, 1975

Washington
STATE OF ~~OREGON~~)
Walla Walla) ss.
County of ~~Klamath~~)

May 1st, 1975.

Personally appeared the above-named LOWELL O. ANDERSON and
acknowledged the foregoing instrument to be his voluntary act. Before
me:

Lyle S. Knell
Notary Public for Oregon

My Commission expires: 12-31-76

WILLIAM P. BRANDNESS
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 3rd day
of July A.D., 19 97 at 10:32 o'clock A.M., and duly recorded in Vol. M97
of Deeds on Page 20775

FEE \$30.00

By Bernetha G. Letsch County Clerk
Ruthen Ross

97 JUL -3 AM 10:32