

WARRANTY DEED-

JAMES T. MOSLEY and MARJORIE J. MOSLEY, husband and wife,
Grantors, convey and warrant to BRIAN O'MAICIN, Grantee, the follow-
ing described real property situate in Klamath County, Oregon, free
of all encumbrances, except as specifically set forth herein:

A portion of Lots 8 and 9, Block 42 of HOT SPRINGS
ADDITION TO THE CITY OF KLAMATH FALLS, in the County
of Klamath, State of Oregon, more particularly des-
cribed as follows:

Beginning at a point on the Northeasterly line of the
Alameda, South 41°42' East 76.0 feet from the point
created by the intersection of the Southeasterly line
of Erie Street and the Northeasterly line of the Alameda;
thence North 48°18' East parallel to the Erie Street
100.4 feet; thence South 41°42' East parallel to the
Alameda 24.0 feet; thence North 48°18' East parallel to
Erie Street 50.0 feet; thence South 41°42' East parallel
to the Alameda 12.0 feet; thence South 48°18' West
parallel to Erie Street 150.4 feet, thence North 41°42'
West along the Northeasterly line of the Alameda 36.0
feet to the point of beginning.

SUBJECT TO AND EXCEPTING:

(1) Regulations, including levies, liens and utility assessments
of the City of Klamath Falls; (2) Reservations and recitals, in-
cluding the terms and provisions thereof, as set out in the Deed
from Klamath Western Company to George L. Williams, et ux, dated
September 17, 1942, recorded October 1, 1942 in Book 150 at page
297, Deed Records of Klamath County, Oregon; (3) Property Line
Agreement, between Wm. Kuykendall and Virginia Kuykendall, and
Lillie Mae Shephard, second party, dated April 6, 1954, recorded
April 13, 1954 in Book 266 at page 354, Deed Records of Klamath
County, Oregon; (4) Taxes for the year 1979-80 are now a lien but
not yet payable; (5) Reservations, restrictions, easements and
rights of way of record and those apparent upon the land.

The true and actual consideration for this transfer is
Twenty Four Thousand and No/100ths (\$24,000.00) DOLLARS.

DATED this 9th day of August, 1979.

STATE OF OREGON)

County of Harney

ss. August 9, 1979.

Personally appeared the above-named JAMES T. MOSLEY and
MARJORIE J. MOSLEY, husband and wife, and acknowledged the fore-
going instrument to be their voluntary act. Before me:

TAXES & RECORDING TO:

John J. Carr
2719 San Miguel Ct.
Rocklin, CA 95765

Notary Public for Oregon
My Commission Expires: 2/4/81

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

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of WM. P. BRANDENBURG the 13th day
of Aug, A.D., 1998 at 11:30 o'clock A. M. and duly recorded in Vol. MGE
of Deeds on Page 29769

FEE \$30.00

By Bernetha G. Leisch, County Clerk
Kathleen Ross