

WARRANTY DEED

46135 Vol. 228 Pg. 32

KNOW ALL MEN BY THESE PRESENTS, That Robert Barr Bannister and Emma Jane Bannister, husband and wife (being same persons as Robert Barr Bannister and Emma Jane Bannister)

in consideration of Ten & No/100 Dollars, to them paid, have bargained and sold, and by these presents do grant, bargain, sell and convey unto Aloysius J. Dorlaque and Mary Dorlaque, husband and wife their heirs and assigns, all the following described real property, situated in the County of Klamath and State of Oregon:

Lots Fifteen (15) and sixteen (16) of Lakewood Heights, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to reservations in deed from Lakewood, Inc., to Robert Barr Bannister and Emma Jane Bannister, husband and wife, dated October 15, 1947, and recorded December 13, 1947.



TO HAVE AND TO HOLD the above described and granted premises, with their appurtenances, unto the said grantee, as tenants by the entirety and not as tenants in community property, their heirs and assigns forever. And the Grantor, as above named, do covenant to and with the above named Grantee, their heirs and assigns, that they are the owners in fee simple of said premises; that they are free from all encumbrances, except last one-half of taxes for 1948-49;

and that they will, and their heirs, executors and administrators shall warrant and forever defend the same, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors, above named, have hereunto set their hands and seals, this 5th day of January A.D. 1949.

Robert Barr Bannister (Seal)
Emma Jane Bannister (Seal)

STATE OF OREGON,

County of Klamath,

January 5,

A.D. 1949.

Personally appeared the above named Robert Barr Bannister and Emma Jane Bannister, husband and wife

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Wm. B. Bannock
Notary Public for Oregon
My Commission expires *Mar. 24, 1951*

STATE OF OREGON, COUNTY OF KLAMATH, ss.

Filed for record at request of this 23 day of January A.D. 1949
at 12:20 clock A.M. and duly recorded in Vol. 228 of Deeds on Page 32

CHAS. F. DELAP, County Clerk
By *Edwin H. Harnett*, Deputy

Fee .75

46136 Vol. 228 Pg. 33

THIS INDENTURE WITNESSETH, That A. J. Dorlaque and Maria Dorlaque, husband and wife, hereinafter known as grantors, for and in consideration of the sum of Ten Dollars to them paid, have bargained and sold, and by these presents do grant, bargain, sell and convey unto Robert B. Bannister and Emma J. Bannister, being the same person as Emma Jane Bannister, husband and wife, and Jacob A. Smith and Athar O. Smith, husband and wife, in the proportions hereinafter set forth, all of the following described premises, situated in Klamath County, Oregon, to-wit:

Lot Nineteen (19) of Lakeshore Gardens, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to all contracts and agreements with the United States of America and Lake Shore Gardens Drainage District relative to reclamation and drainage of said land; all rights of way for roads, ditches and canals, water rights and assessments therefor; right of way for electric power line across said premises in favor of California Oregon Power Company, a corporation, and other reservations and restrictions as shown in deed from Arthur L. Geary et al, to R.W. Broun, dated May 21, 1927 and recorded April 3, 1930, in Book 91, page 121, Deed Records of Klamath County, Oregon; and easement between L.W. Broun et al, and Horan Johnson, a single man, and The California Oregon Power Company, a corporation, recorded August 18, 1937 in Book 111, page 283, Deed Records of Klamath County, Oregon, as to regulating and controlling the water of Upper Klamath Lake, etc.

TO HAVE AND TO HOLD the said premises, with their appurtenances as follows: Unto Robert B. Bannister and Emma J. Bannister, husband and wife, as an estate by the entirety, an undivided one-half interest therein; and Unto Jacob A. Smith and Athar O. Smith, husband and wife, as an estate by the entirety, an undivided one-half interest therein.

And the said grantors do hereby covenant to and with the said grantees and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, They have hereunto set their hands and seals this 3rd day of January, 1949.



A. J. Dorlaque (Seal)
Maria Dorlaque (Seal)

WILLIAM BANNOCK
ATTORNEY AT LAW
KLAMATH FALLS, ORE.

Page 1 - Warranty Deed

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