

591.

FORM NO. 715-WARRANTY DEED.

52494

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KNOW ALL MEN BY THESE PRESENTS, That

HAZEL WINDLE, a widow, surviving spouse of JEWELL WINDLE, in consideration of Ten and no/100ths (\$10.00) Dollars,

to her paid by ROBERTA S. MCGEE

does hereby grant, bargain, sell and convey unto said ROBERTA S. MCGEE

her heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances situated in the County of Clatsop and State of Oregon, bounded and described as follows, to-wit:

Southwest Quarter of Section 9, Township 37 South, Range 12 East of the Willamette Meridian, less any part used for road purposes.

Grantor covenants that she acquired title to the above-described property jointly with her husband, Jewell Windle, and with her mother, Alma Lohmeyer, by Warranty Deed dated July 13, 1931, and recorded in Volume 107 at Page 72 in the Office of the Recorder of Deeds for Clatsop County, Oregon.

Grantor covenants that on November 14, 1940, her mother, Alma Lohmeyer, died and left no other children living or deceased.

Grantor covenants that her husband, Jewell Windle, died on November 15, 1944, and that Grantor and her husband were never divorced and were living together at the time of the death of Jewell Windle, and that she, as the survivor of Jewell Windle, became the sole owner of the above-described property.

This conveyance is subject to existing easements and rights of way of record.

To Have and to Hold, the above described and granted premises unto the said

ROBERTA S. MCGEE

her heirs and assigns forever

And HAZEL WINDLE, a widow

the grantor above named do hereby covenant to and with the above named grantee that she is lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all encumbrances.

and that she will and her heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever, except taxes for 1960 and thereafter.

Witness my hand and seal this 8th day of July 1961

Executed in the Presence of

Hazel Windle

(SEAL)

(SEAL)

(SEAL)

(SEAL)

592

MISSOURI
STATE OF OREGON
County of CLATSOP

BE IT REMEMBERED, That on this 8th day of July 1961 before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named HAZEL WINDLE, a widow, surviving spouse of JEWELL WINDLE,

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that she executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Allen McKeynolds

Notary Public for Oregon - Clatsop Co., Ore.

My Commission expires Feb. 25, 1962

WARRANTY DEED

(FORM No. 715)

Hazel Windle a widow

To

Roberta S. McGee

STATE OF OREGON

County of Clatsop

I certify that the within instrument was received for record on the 15 day of July 1961 at 3:21 o'clock P. M. and recorded in book 322 on page 571. Record of Deeds of said County.

Witness my hand and seal of County affixed.

By *Allen McKeynolds* Notary Public - Clatsop County, Oregon

For \$2.50 WHEN RECEIVED RETURN TO