

10453

M-66

11762

STEVEN HESS LAW PUB. CO., PORTLAND, ORE.

SK

1.R.S.
8/2/20

KNOW ALL MEN BY THESE PRESENTS, That We, HARRY J. FREDRICKS and MILDRED J. FREDRICKS, husband and wife, hereinafter called the grantor, in consideration of Ten and no/100 - - - - - Dollars, to grantor paid by MICHAEL G. CREMAROSA and ESTHER CREMAROSA, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, and State of Oregon, described as follows, to-wit:

Lot 12, Block 310 DARROW ADDITION TO THE CITY OF KLAMATH FALLS, OREGON.

Subject to easements and rights-of-way of record and those apparent on the land.

Subject to 1966-67 taxes; City Street Lien entered in City Lien Book 154 at page 26, which Grantees assume and agree to pay.

To Have and to Hold the above described and granted premises unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as hereinabove set forth;

and that grantor will 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 as hereinabove set forth.

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand and seal this 14th day of November, 1966.



Harry J. Fredricks (SEAL)
Mildred J. Fredricks (SEAL)
(SEAL)
(SEAL)

(ORS '93, 490)

STATE OF OREGON, County of Klamath, ss. November 14th, 1966,

Personally appeared the above named HARRY J. FREDRICKS and MILDRED J. FREDRICKS, husband and wife,

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

Before me:

George W. Rogers
Notary Public for Oregon

My commission expires 9-17-70.

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

H. F. Smith
Atty at Law
538 Main Street
City

66-1406
(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

\$1.50 pd.

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STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 15th day of November, 1966, at 3:15 o'clock P.M., and recorded in book M-66 on page 11762. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Dorothy Rogers

County Clerk—Recorder.

By *Dorothy Rogers* Deputy.