

SK

KNOW ALL MEN BY THESE PRESENTS, That **ELMER DE JONG and SHIRLEY DE JONG**, husband and wife,

hereinafter called the grantor,
in consideration of Ten & No/100, (\$10.00), & other consideration Dollars,

to grantor paid by **ROCKY R. LYONS**, a married man, and **RICHARD C. TYLER**, a single man, 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 13 in Block 29, KLAMATH FOREST ESTATES UNIT NO. 2, Klamath County, Oregon.

SUBJECT TO: 1966-67 real property taxes and all future taxes; the interest of Charles E. Drew in and to a reservoir, as disclosed by deed recorded December 23, 1910, in Deed Volume 30 at page 529, Records of Klamath County, Oregon; reservations, restrictions, easements, rights of way of record, and those apparent on the land, covenants, including the terms and provisions thereof, recorded May 11, 1964, in Mortgage Volume 223 at page 168, Records of Klamath County, Oregon; Mortgage, including the terms and provisions thereof, dated April 21, 1964, recorded May 11, 1964, in Mortgage Volume 223 at page 168, given to secure the payment of \$500,000.00 with interest thereon and such future advances as may be provided therein, executed by Pine Tree Land Development Co., a Corporation, and Tree Lake Development Co., an Oregon Corporation to Fred C. Ferro.

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 above set forth, subject, further, to the balance owing by Grantors to Klamath Forest Estates Unit No. 2, by virtue of that certain agreement for deed & purchase of real estate, dated December 18, 1965, wherein Grantors were Buyers 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.

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

WITNESS grantor's hand and seal this 9 day of January, 1967.

Elmer De Jong (SEAL)

Shirley De Jong (SEAL)

(SEAL)

(SEAL)

(ORS 93.490)

STATE OF OREGON, County of **Klamath**) ss. **January 9**, 1967

Personally appeared the above named **ELMER DE JONG and SHIRLEY DE JONG**, husband and wife,

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

Before me:

Sidney F. Tucker
Notary Public for Oregon

My commission expires April 9, 1968

WARRANTY DEED

Elmer De Jong et ux

TO

Rocky R. Lyons

et al

AFTER RECORDING RETURN TO

No.

Ret Rocky R. Lyons
3933 Clinton
K. Falls.

(DON'T USE THIS
SPACE! RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON,

County of **Klamath**) ss.

I certify that the within instru-
ment was received for record on the
10 day of January, 1967,
at 10:45 o'clock P.M., and recorded
in book 2267 on page 225.
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Dorothy Rogers
County Clerk-Recorder.
By *Sidney F. Tucker*
Deputy.