

67-1131 RHP.

18902

7086

7-27-1967

WARRANTY DEED

JOHN W. DAVIS, a single man, hereinafter called grantor,  
conveys to MERYL D. WILLIS, a single man, all that real property  
situated in Klamath County, State of Oregon, described as:

84.40

Lot 7 in Block 17, HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon, together with the Easterly 1/2 of vacated alley adjacent thereto, and that part of Lot 6 in Block 17, Hot Springs Addition to the City of Klamath Falls, Oregon, described as follows: Beginning at a point on the North line of lot 6, 39.1 feet Easterly from the Northwest corner of said Lot 6, said point being on the South line of Portland Street; thence Southerly to a point on the South line of Lot 6, said point being 27.8 feet East of Southwest corner of Lot 6; thence West 27.8 feet to the Southwest corner of said Lot; thence North along the West line of Lot 6 to the Northwest corner thereof; thence East along the North line a distance of 39.1 feet to the point of beginning; EXCEPTING THEREFROM a strip of land 4 feet in width along the East boundary of said tract and extending South a distance of 98.3 feet from Portland Street.

SUBJECT TO: that certain Mortgage, including the terms and provisions thereof, dated April 27, 1967, recorded April 27, 1967 in M-67 at page 3131, given to secure the payment of \$10,000.00, with interest thereon and such future advances as may be provided therein, executed by John W. Davis, a single man, to United States National Bank of Oregon, a national banking association, which the grantee herein expressly assumes and agrees to pay.

and covenants that grantor is the owner of the above described property free of all encumbrances except reservations, restrictions, easements and rights of way of record and those apparent upon the land; 1967-1968 tax charges, now a lien but not yet payable, and reservations of the right of use of a main sewerline, in common with other property owners in Lot 6, extending across Lot 6 as set out in Deed recorded May 29, 1931, in Volume 92 at page 556, and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

Dated this 7 day of September, 1967.

John W. Davis

STATE OF OREGON  
County of Klamath  
September 7, 1967.

Personally appeared the above named John W. Davis, a single man and acknowledged the foregoing instrument to be his voluntary act.  
Before me:

Thomas H. Lanthier  
Notary Public for Oregon  
My Commission expires: July 26, 1970

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7097

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Oregon Title Company

this 13th day of September A.D. 1967 at 1:20 o'clock PM, and

duly recorded in Vol. M.67, of Deeds on Page 7096

Fee \$3.00

DOROTHY ROGERS, County Clerk

By *Carol Wheeler*

*Return to  
Juelia Ann Estel  
2240 N. 6th - LT*

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