

17288

WARRANTY DEED

TOP 67 PAGE 7546

MATT J. KOFFLER and VERLA M. KOFFLER, husband and wife,
hereinafter called grantor, conveys to ROBERT J. POTUCEK and
CAROL J. POTUCEK, husband and wife, all that real property situated
in Klamath County, State of Oregon, described as:

The Southeasterly 40 feet of Lot 9 and the Northwesterly
30 feet of Lot 10, Block 3, FIRST ADDITION TO TONATEE
HOMES, Klamath County, Oregon

SUBJECT TO: that certain Trust Deed, including the terms
and provisions thereof, dated November 4, 1963, recorded
November 22, 1963, in Mortgage Volume 220 at page 335,
given to secure the payment of \$12,900.00, with interest
thereon and such future advances as may be provided therein
executed by Paul W. McAtee and Evelyn F. McAtee, husband
and wife, to Pacific Title Insurance Co., an Oregon
corporation, trustee for beneficiary, Commerce Investment
Inc., an Oregon corporation. By an instrument recorded
March 3, 1964, in Mortgage Volume 222 at page 82, the
above mortgage was assigned to Metropolitan Life
Insurance Company, a corporation, which the grantees
herein expressly assume and agree 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; rules, regulations, liens and assessments of water-user and
sanitation districts, and tax charges for 1967-1968, now a lien
but not yet payable, and will warrant and defend the same against
all persons who may lawfully claim the same, except as shown above.

Dated this 22 day of September, 1967.

Matt J. Koffler
Verla M. Koffler

STATE OF OREGON
County of Klamath
September 22, 1967

Personally appeared the above named Matt J. Koffler and Verla
M. Koffler, husband and wife, and acknowledged the foregoing instrument
to be their voluntary act. before me:

Lowie Erickson
Notary Public for Oregon
My Commission expires: 12-1-70

and for record at request of William Brandsness

on 27th day of September A.D. 1967 at 2:50 p.m. and

is recorded in Vol M-67 Deeds on Page 7546-

DOROTHY ROGERS, County Clerk

Fee 1.50

Beverly J. Heggen