

21831

Warranty Deed

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This Indenture Witnesseth, That ARTHUR C. RUSTH and ELSIE L. RUSTH, husband and wife,

herein called grantors, in consideration of EIGHTEEN THOUSAND TWO HUNDRED Dollars to them paid, have bargained and sold and by these presents do grant, bargain, sell and convey to FIFTY AND NO/100

JOE B. CROSS and GRETCHEN J. CROSS, husband and wife, herein called grantees, their heirs and assigns forever, the following-described premises, situated in Klamath County, State of Oregon:

Lot 15 and the South one-half of Lot 16 in CLOVERDALE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: (1) Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith.
(2) Any unpaid charges or assessments of Enterprise Irrigation District.
(3) Rules, regulations and assessments of South Suburban Sanitary District.
(4) Reservations and restrictions contained in the dedication of Cloverdale,

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD the said premises unto the grantees, their heirs and assigns forever. The said grantors do covenant to and with the said grantees, their heirs and assigns, that they are the owners of said premises, being lawfully seized in fee simple thereof; that said premises are free from all encumbrances, except as above stated; and that they, and their heirs and representatives will warrant and defend the same from all lawful claims whatsoever.

~~THE TRUE AND ACTUAL CONSIDERATION FOR~~ The true and actual consideration for this transfer is \$18,250.00.

IN WITNESS WHEREOF, We have hereunto set our hands this 15th day of April, 1968.

Arthur C. Rusth
Elsie L. Rusth

H. F. SMITH
Attorney at Law
538 Main Street
Klamath Falls, Oregon