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65-551-144

KNOW ALL MEN BY THESE PRESENTS, That CHARLES G. BRADFORD and DARLENE L. BRADFORD, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HOWARD L. BARNES and ANN L. BARNES, 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:

The Southeasterly 63 feet of Lot 5, Block 3, FIRST ADDITION TO TONATEE HOMES,

SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; regulations, liens, assessments and laws of South Suburban Sanitary District; Building and use restrictions as set forth in instrument recorded October 5, 1959, in Volume 316 at page 326, Deed Records of Klamath County, Oregon; Reservations, set back lines and easements as shown on the Plat and in the Dedication of First Addition to Tonatee Homes; Mortgage, including the terms and provisions thereof, executed by Vernon D. Scott and Josephine S. Scott, husband and wife, to Commerce Investment, Inc., an Oregon Corporation, dated June 6, 1960, recorded June 9, 1960, in Volume 196 at page 436, Mortgage Records of Klamath County, Oregon given to secure payment of \$9,700.00 as evidenced by a note of even date, which note and mortgage grantees assume and agree to pay according to the terms thereof.

To Have and to Hold the same 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 shown above

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 those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$11,900.00

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 8 day of July, 1968

Don Barentine Charles G. Bradford
Mintie Barentine Darlene L. Bradford
IDAHO

STATE OF OREGON, County of) ss. July 8, 1968

Personally appeared the above named CHARLES G. BRADFORD and DARLENE L. BRADFORD, husband and wife

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

Before me: Notary Public for Oregon Idaho
My commission expires 04/1970

NOTE—The sentence between the symbols ©, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

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

AFTER RECORDING RETURN TO

R. J. Smith
5387 Main
City

No.

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STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument was received for record on the 15 day of July, 1968 at 1:40 o'clock P.M., and recorded in book M-68 on page 6387 Record of Deeds of said County.

Witness my hand and seal of County affixed.

DOROTHY ROGERS

COUNTY CLERK Title.

By Louis M. Smith, Deputy.

Fee 1.50