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29570

VOL. 769 PAGE 1358

KNOW ALL MEN BY THESE PRESENTS, That
 a single woman

hereinafter called the grantor,
 in consideration of One Thousand and No/100 (\$1,000.00) Dollars,

to grantor paid by Mary Barbagelata, Trustee for Andrea M. Angell
 hereinafter called the grantee,
 does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and as-
 signs, 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 Six (6), Block Nine (9), First Addition to River Pine Estates,
 according to the official plat thereof on file with the County Clerk
 of Klamath County and Subject to the Building and Use Restrictions
 appurtenant thereto and on file in Volume M-67, at page 3386 Deed
 Records.

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 as-
 signs, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances
 EXCEPT: Covenants, conditions, restrictions, reservations, rights of way
 and easements now of record, if any.

and that grantor will
 warrant and forever defend the above granted premises and every part and parcel thereof against the law-
 ful 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 this 7th day of February 7, 1969

Betty Jane Ahern

(ORS 93.490)

STATE OF OREGON, County of Deschutes, ss. February 7, 1969
 Personally appeared the above named Betty Jane Ahern

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

Before me:

Notary Public for Oregon

My commission expires 9-18-1970

WARRANTY DEED

TO

Transamerica Title Insurance Co.

Mary Barbagelata
 5012 E.E. 34th
 Portland, Oregon

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

FEE \$ 1.50

STATE OF OREGON,

County of KLA MATH

I certify that the within instru-
 ment was received for record on the
 29th day of FEBRUARY, 1969,
 at 11:16 o'clock A.M., and recorded
 in book M-69 on page 1358
 Record of Deeds of said County.

Witness my hand and seal of
 County affixed.

WM D. MILNE

County Clerk-Recorder

By *Charles R. Christman* Deputy