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Warranty Deed VOL. 65 PAGE 10474

This Indenture Witnesseth, THAT VICTOR E. GRAMLEY and DENEVA L. GRAMLEY

husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Arthur L. Chatfield,

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs and assigns forever, the following described real property situated in Klamath County, State of Oregon, to wit:

Lot 11 of TIMBER RIDGE, Klamath County, Oregon.

SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder, contracts and/or liens for irrigation and/or drainage; easements and rights of way of record and those apparent on the land, if any; rules, regulations, liens and assessments of South Suburban Sanitary District; Declaration of Conditions and Restrictions, including the terms and provisions thereof, dated June 11, 1959, recorded June 11, 1959, in Deed Volume 313 at page 290, and corrected by Deed Volume 313 at page 453, recorded July 17, 1959; Mortgage, including the terms and provisions thereof, dated December 23, 1959, recorded January 4, 1960, in Mortgage Volume 196 at page 63, executed by Grantors to Commerce Investment Inc., which said mortgage was assigned to Federal National Mortgage Association by assignment recorded Feb. 11, 1960 in Mortgage Volume 196 at page 462, and which said mortgage was assigned to The State of Oregon, acting by and through The State Treasurer, for the Industrial Accident Funds, by assignment recorded July 29, 1965, in Mtg. Volume 326 at page 581, which said mortgage grantee hereby expressly assumes and agrees to pay according to the tenor thereof as same becomes payable and the note accompanying it.

The true and actual consideration for this transfer is $ 14,500.00 — Cash

The terms or conditions of consideration is now and really intended

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee

and grantee's heirs and assigns forever. And the said grantors do covenant to and with the said grantee

grantee's heirs and assigns, that they are the owners in fee simple of said premises;

that they are free from all incumbrances except those above set forth;

and that they will warrant and defend the same from all lawful claims whatsoever except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals

this 30th day of December, 1969.

(SEAL) Victor E. Gramley (SEAL)

(SEAL) Deneva L. Gramley (SEAL)

STATE OF OREGON, County of Klamath } ss. December 30, 1969

Personally appeared the above named VICTOR E. GRAMLEY and DENEVA L. GRAMLEY, husband and wife,

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

Before me:

Notary Public for Oregon

My commission expires:

STATE OF OREGON

County of Klamath } ss.

I certify that the within instrument was received for record on the 1st day of January, 19 70, at 11:00 o'clock AM, and recorded in book M69 on page 10474 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNER

By Deputy

Arthur L. Chatfield

Box 1

Klamath Falls

Oregon

FEE $ 7.50