

8353 TA 70-482

40549 WARRANTY DEED

NOV 1970 PAGE 3267

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter called grantors, conveys to JIMMIE LEE HARGROVE and SHARON LEE HARGROVE, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Lot 6, Block 7, SECOND ADDITION TO SUNSET VILLAGE in Klamath County, Oregon

SUBJECT TO: Conditions and restrictions, set back line and utility easements as shown on the Plat of Second Addition to Sunset Village.

SUBJECT TO: Conditions and restrictions imposed by Declaration of Conditions and Restrictions, including the terms and provisions thereof, recorded April 8, 1970, in M-70 at page 2738.

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-use and sanitation districts, and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$2,700.00.

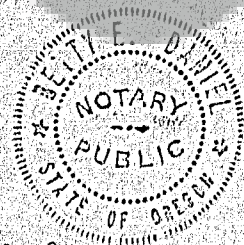
The foregoing recital of consideration is true as I verily believe.

Dated this 22nd day of April, 1970.

STATE OF OREGON
COUNTY OF KLAMATH

April 22, 1970

Personally appeared the above named Joe L. Keller and Rosie A. Keller, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me:



Betty E. Daniel
Notary Public for the State of Oregon
My Commission Expires: 3/2/71

Just Fed

APR 27 11:17 AM '70

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STATE OF OREGON, }
County of Klamath } ss.

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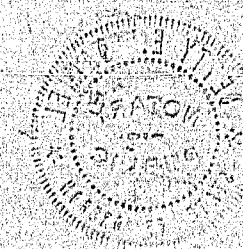
Filed for record at request of:
Transamerica Title Ins. Co.
on this 27th day of April A. D., 19 70
at 11:17 o'clock A. M. and duly
recorded in Vol. M-70 of Deeds
Page 3267

WM. D. MILNE, County Clerk

By Charles H. Horstman

Fee \$3.00

Deputy.



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