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8416

WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter called grantors, conveys to ANDREW D. HARKEY and PHYLLIS M. HARKEY, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Lot 12, Block 4, 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 8th day of September, 1970.

Joe L. Keller
Rosie A. Keller

STATE OF OREGON
COUNTY OF KLAMATH

September 8, 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:



Return to:
F.S. & L.

Betty E. Daniel
Notary Public for the State of Oregon
My Commission expires: 3/1/71

STATE OF OREGON, } ss.
County of Klamath }

Filed for record at request of:
Transamerica Title Company

on this 23rd day of September, A. D., 1970
at 11:21 o'clock, A. M. and duly
recorded in Vol. M 70 of Deeds
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WM. D. MILNE, County Clerk

Fee \$1.50

By *Phyllis M. Harkey*
Deputy.

FORM No. 105A-MORTG

FORM No. 725-S

KNOW
Dalton, De

and holder

FORM No. 9

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this mortgage or hereafter

be adjudged to be prior to

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hereby payable an amount equal to

interest in accordance with the

application for an extension

due without notice, and this

The mortgagee shall pay the

protect the records hereof or to

action to foreclose this mortgage

the appointment of a receiver

The mortgagee consents to a

of said property.

Each of the covenants in the

shall inure to the benefit of

Dated at Klamath Falls,