

48207 A 20-484 m

ver. 1-1-1968 396 LAND, ONE.

KNOW ALL MEN BY THESE PRESENTS, That NORMAN D. BECK and NANCY C. BECK, husband and wife,

, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LAURICE H. JOHNSON and JOSEPHINE E. JOHNSON, 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:

Lot 9 and the Southerly 16 2/3 feet of Lot 10, Block 12, FAIRVIEW ADDITION NO. 2, to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

SUBJECT TO:

Reservations, restrictions, rights of way and easements of record and those apparent on the land.

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 hereinabove set forth

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 \$19,500.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which)®

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 13th day of January, 1971.

Norman D. Beck
Nancy C. Beck

STATE OF OREGON, County of Wasco) ss. January 13, 1971.
Personally appeared the above named NORMAN D. BECK and NANCY C. BECK, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Glenn Beyer*
Notary Public for Oregon
My commission expires 2-9-71

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

AFTER RECORDING RETURN TO

Bavin & Bavin
Bavin Bldg
Klamath Falls, Oregon
97601

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

STATE OF OREGON, } ss.

County of KLAMATH
I certify that the within instrument was received for record on the 18th day of JANUARY, 1971, at 1:30 o'clock P.M., and recorded in book M 71 on page 396 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK Title.

By *Glenn Beyer* Deputy

FEE \$1.50

together with the coverings replaced in land, and all to secure the

\$16,600.00

I promise Oregon at the rate percent per annum United