

WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter  
called grantors, conveys to <sup>RK JK</sup> ~~ROBERT~~ BLAINE HOWELL and CAROL JEAN HOWELL,  
husband and wife, all that real property situated in Klamath County, State  
of Oregon, described as:

Lot 1, Block 7 of 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 Dec-  
laration of Conditions and Restrictions,  
including the terms and provisions thereof,  
recorded April 8, 1970 in M-70 at page 2738.

and covenant 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-user 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.

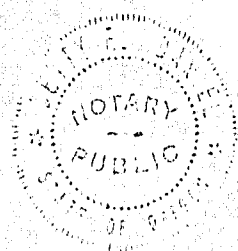
The foregoing recital of consideration is true as I verily believe.

Dated this 28th day of January, 1971.

STATE OF OREGON,  
COUNTY OF KLAMATH.

January 28, 1971

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:



*Joe L Keller*  
*Rosie A Keller*

*Better Daniel*  
Notary Public for the State of Oregon  
My Commission Expires: 3/7/71

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INSURANCE CO  
this 2nd day of FEBRUARY A. D., 1971 at 8:56 o'clock A M., and duly recorded in  
Vol. M-71 of DEEDS on Page 811

Fee \$1.50

WM. D. MILNE, County Clerk  
*Hazel Hazel*

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