

WARRANTY DEED

50337

VOL 77/PAGE 2817

This Indenture Witnesseth, THAT HOWARD C. SMITH and ROBERT C. SMITH,

hereinafter known as grantor for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto

HAROLD E. CARLSON,

his heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 1, 2, 3 in Block 60 of SECOND HOT SPRINGS ADDITION to the City of Klamath Falls, and the Southwesterly 10 feet of the vacated alley adjoining Lots 1 and 2 in said Block 60, all according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Easement reserved in Order Vacating Alley recorded June 28, 1939, Volume 123 of Deeds, page 85, records of Klamath County, Oregon; Right of Way for pole and wire line recorded April 28, 1948, Volume 220 of Deeds, page 52, records of Klamath County, Oregon, as corrected by instrument recorded May 12, 1948, on page 365 of Volume 220 of Deeds, records of Klamath County, Oregon; Reservations contained in the dedication of Second Hot Springs Addition.

The true and actual consideration for this transfer is \$ 49,000.00

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

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee, his heirs and assigns forever. And the said grantors do hereby covenant to and with the said grantee, his 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 18th day of March, 1971.

Howard C. Smith (SEAL)
Robert C. Smith (SEAL)

STATE OF OREGON, County of Benton, ss. March 22, 1971.
Personally appeared the above named Howard C. Smith

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

Before me:

Ann D. Bauer
Notary Public for Oregon.
My commission expires April 29, 1972.

STATE OF OREGON
County of Benton, ss.

I certify that the within instrument was received for record on the day of 1971, at o'clock M., and recorded in book on page Record of Deeds of said County.

Witness my hand and seal of County affixed.

By County Clerk-Recorder
Deputy

From Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon

Return
First Federal
540 Main
Klamath Falls, Oregon
97601

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STATE OF OREGON,

County of Lane

ss.

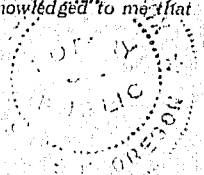
FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NEER LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 24th day of March, 1971,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named Robert C. Smith.

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

Rosalie Wilson
Notary Public for Oregon.
My Commission expires June 28, 1974.



STATE OF OREGON,
County of Klamath } ss.

Filed for record at request of:

KLAMATH COUNTY TITLE CO

on this 5th day of April, A. D., 1971

at 3:45 o'clock P.M. and duly

recorded in Vol. M 71 of DEEDS

Page 2817

WM. D. MILNE, County Clerk

Fee \$1.50 By Hazel Drazel
Deputy.

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