

A-26934

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WARRANTY DEED

This Indenture Witnesseth, THAT RALPH H. AXBERG and ALICE M. AXBERG, husband and wife,

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

GERALD LEE HARGROVE,

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

Lot 405, Block 110 MILLS ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk.

SUBJECT TO: Easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration for this transfer is \$ 13,900.00 ~~xxxx~~

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 as above set out, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, grantors have hereunto set their hands and seals this 26th day of April 1971.

(SEAL) *Ralph H. Axberg* (SEAL)

(SEAL) *Alice M. Axberg* (SEAL)

STATE OF OREGON, County of Klamath ss. April 26, 1971.

Personally appeared the above named RALPH H. AXBERG and ALICE M. AXBERG, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Welda Matthews

Notary Public for Oregon.
My commission expires Feb 23, 1974

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

Return

Equitable Savings & Loan
700 Main Street
Klamath Falls, Oregon
97601

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 11th day of May, 1971, at 3:59 o'clock PM., and recorded in book M71 on page 4274 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Arthuro Chisley* County Clerk-Recorder
Deputy

Fee \$1.50