

KNOW ALL MEN BY THESE PRESENTS, That T.E. NAUTA and T. JUNE NAUTA, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DENNIS W. FROEMKE and IRENE B. FROEMKE, 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:

The SE 1/4 of NW 1/4 of Section 7, Township 40 South, Range 8 E.W.M., Klamath County, Oregon.

SUBJECT TO: All future taxes and assessments; the above property has been classified as reforestation land and is subject to an annual forest fee, but upon cutting of the timber thereon, the said lands will be subject to a yield tax under the provisions of said forest act; rights of the public in and to any portion of said premises lying within the limits of public roads and highways.

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 above 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 \$ 2,000.00. However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,000.00. In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 19 day of February, 1968.

T. E. Nauta
T. June Nauta

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named T.E. NAUTA and T. JUNE NAUTA, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon
My commission expires 9-23-69

(OFFICIAL SEAL)

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

T.E. Nauta, et ux

TO
Dennis W. Froemke et ux

AFTER RECORDING RETURN TO

Rt 3, Box 1031
Klamath Falls, Ore.

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

FEE \$1.50

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 9th day of JULY, 1971, at 10:31 o'clock A.M., and recorded in book M 71 on page 7171. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By *Harold Dragan* Deputy.