

54688

WARRANTY DEED

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28-999

KNOW ALL MEN BY THESE PRESENTS, that PATRICIA DUMONT, hereinafter called the grantor; for the consideration herinafter stated, to grantor paid by DEAN CHARLES ENGELSON, 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:

(1) The South 330 feet of the NE 1/4 NW 1/4, Section 26 Township 33, South, Range 7 1/2 E.W.M., Klamath County, Oregon

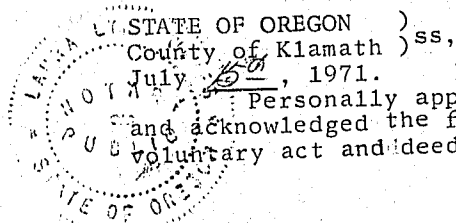
To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

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 reservations, restrictions, easements and right of way of record and those apparent upon the land, 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 \$4,000.00.

WITNESS grantor's hand this 5<sup>th</sup> day of July, 1971.

*Patricia Dumont*



Personally appeared the above named PATRICIA DUMONT and acknowledged the foregoing instrument to be her voluntary act and deed. BEFORE ME:

*Wm. D. Milne*  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 9-8-72

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INSURANCE CO  
this 27th day of JULY A. D., 1971 at 11:30 o'clock AM, and duly recorded in  
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\$1.50

WM. D. MILNE, County Clerk

By *Wm. D. Milne*

Together with all profits therein, and any or at any time during the term of this mortgage is intended to have and to hold unto the heirs, executors, administrators and assigns of the holder of this mortgage.

\$ 2,000.00

Each of the undersigned promises to pay to the holder of this mortgage the sum of TWO THOUSAND AND NO/100 DOLLARS with interest thereon at the rate of 8% per annum, payable monthly on the 15th day of August each month, beginning on the 15th day of August 1971, and until the whole sum of the principal and interest hereon, also promised and agreed to be paid by the holder of this mortgage, is paid in full.