

55911

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WARRANTY DEED

1
2
3 KNOW ALL MEN BY THESE PRESENTS, That C. D. EWING and ELMA F.
4 EWING, husband and wife, hereinafter called Grantors, for the
5 consideration hereinafter stated, to Grantors paid by RICHARD S.
6 EMERY, hereinafter called the Grantee, do hereby grant, bargain,
7 sell, and convey unto the said Grantee, and Grantee's heirs, suc-
8 cessors and assigns, that certain real property, with the tenements,
9 hereditaments and appurtenances thereunto belonging or appertaining
10 situated in the County of Klamath, State of Oregon, described as
11 follows, to-wit:

12 Lot 2, of SUMMERS HEIGHTS, Klamath County, Oregon, according to the
13 official plat thereof on file in the office of the County Clerk,
Klamath County, Oregon.

14 SUBJECT TO: 1. Reservations, restrictions, rights of way and
15 easements of record and those apparent on the land;
16 2. Regulations, assessments, contracts, easements and
water and irrigation rights in connection with Klamath Project and
Klamath Irrigation District;
17 3. Rules, regulations and assessments of South
Suburban Sanitary District;
18 4. Right of Way conveyed by Fred Peterson and Nett D.
Peterson, his wife, to the California Oregon Power Company, a
19 California corporation, dated July 8, 1933, recorded July 24, 1933,
in Deed Volume 101 page 274, records of Klamath County, Oregon;
20 5. Agreement between Fred Peterson and Nett D.
Peterson and Klamath County, Oregon, dated November 24, 1943,
21 recorded November 24, 1943, in Volume 8 of Miscellaneous Records
page 21 records of Klamath County, Oregon;
22 6. Right of Way conveyed by Fred Peterson and Nett D.
Peterson, his wife, to the California Oregon Power Company, a
23 California corporation, dated December 17, 1943, recorded December
23, 1943, in Deed Volume 160, page 581, records of Klamath County,
24 Oregon;
25 7. Agreement, including the terms and provisions
thereof, between Everett R. Dennis and Francis Dennis, husband and
26 wife, and Fred Peterson and Nett D. Peterson, husband and wife,
et al, dated June 1, 1950, recorded July 11, 1950 in Deed Volume
27 240 at page 150, as amended by instrument recorded December 24,
1952, in Deed Volume 258, page 347, records of Klamath County,
Oregon;
28 8. Reservations, and restrictions, contained in the
dedication of Summers Heights.

29 TO HAVE AND TO HOLD the same unto the said Grantee and
30 Grantee's heirs, successors and assigns forever.

31 And said Grantors hereby covenant to and with said
32 Grantee and Grantee's heirs, successors and assigns, that Grantors

BOIVIN & BOIVIN
ATTORNEYS AT LAW
210 BOIVIN BUILDING
KLAMATH FALLS,
OREGON 97601
TELEPHONE 884-8101

Warranty Deed - Page 1

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AUG 31 11 55 AM 1971

FORM No. 7—MORTGAGE—Short

THIS INDENT

of the County of... KL

in hand

by these

C

of...

AUG 31 3 23 PM 1971