

Vol. 74 10344

KNOW ALL MEN BY THESE PRESENTS, That Ronald E. Phair and Lorraine Phair
husband and wife
hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by Jack M. Baker and Linda Baker,
husband and wife.

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, sit-
uated in the County of Klamath and State of Oregon, described as follows, to-wit:

3/23/71 3:08 PM 1971
③ Easterly 150' of Lot 8 Highland Heights, Klamath County, Oregon
Also, an easement for road purposes along the southerly one-half
of the now vacated Delaware Avenue from Watson Street to the
above described property.

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

and that
grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
ful 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
⑥ However, the actual consideration consists of or includes other property or value given or promised which is
part of the consideration (indicate which).^⑥

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 12 day of May, 1971

Ronald E. Phair
Lorraine Phair

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named Ronald E. Phair and Lorraine Phair, May 12, 1971

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

(OFFICIAL SEAL)

Before me: Wm. D. Milne
Notary Public for Oregon
My commission expires 7-18-72

NOTES—The sentence between the symbols ⑥, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

Ronald E. Phair and
Lorraine Phair
TO
Jack M. Baker

AFTER RECORDING RETURN TO

Del Park
Bainbridge
City

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

Fee \$1.50

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
29th day of Sept., 1971,
at 3:08 o'clock P. M., and recorded
in book M71 on page 10344

Record of Deeds of said County.
Witness my hand and seal of
County affixed.

Wm. D. Milne

County Clerk Title.
By Capitula Deputy

SEP 29 13 45 PM 1971

DEED OF GIFT

KNOW ALL MEN BY THESE PRESENTS, That FRANCIS D. BROWN and ANNE C. BROWN, husband and wife, grantors in the consideration of the love and affection to them paid by MARY JANE DANFORTH, grantee, do hereby give, grant and convey unto said grantee the following described premises, to wit:

NE 1/4 of Section 25, Twp. 34 S.R. 6 E.W.M. Klamath County, Oregon

TOGETHER WITH non exclusive easement for utilities and ingress and egress to the County road over and upon the presently existing private road.

TO HAVE AND TO HOLD said real property with its appurtenances unto said grantee her heirs and assigns forever.

Grantors do hereby covenant with the grantee, her heirs and assigns, that they are the owners of said premises in fee simple and that they will warrant and defend the said premises to the said grantee, her heirs and assigns against the lawful claims and demands of all persons claiming by, through or under the grantors.

We hereby certify this is a gift and that no consideration as defined by Chapter 7 of Oregon Laws 1967 Special Session has been paid for the property.

IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals this 27th day of September, 1971.

Francis D. Brown
Francis D. Brown

Anne C. Brown
Anne C. Brown

STATE OF OREGON)
County of Klamath) ss.

On this 27th day of September, 1971, personally appeared Francis D. Brown and Anne C. Brown, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

(SEAL)

My Commission Expires:

William J. Gordon
Notary Public for Oregon

October 3, 1972

GANDONG, GANDONG
& GORDON
ATTORNEYS AT LAW
KLAMATH FALLS, ORE.

*Return to: Mary Jane Danforth
P.O. Box 425
Fort Klamath, Oregon 97626*

FILED 1971

STATE OF OREGON,
County of Klamath
Filed for record at request of
Ganong, Ganong & Sisemore
on this 29 day of Sept. A.D. 1971
at 3:43 o'clock P M, and duly
recorded in Vol. M71 of Deeds
pg. 10345
Wm C. MILNE, County Clerk
By [Signature] Deputy
Fee \$3.00