

KNOW ALL MEN BY THESE PRESENTS, That DONALD D. TODD and ROBERTA H. TODD, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ARTHUR ORA MOTZ and LAVINA JEAN MOTZ, 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, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 5 in Block 45 of HOT SPRINGS ADDITION to the City of Klamath Falls, Klamath County, Oregon.

SUBJECT TO: 1971-72 real property taxes which are now a lien, but not yet payable, and all future real property taxes and assessments; Easement over the Northwesterly 4 1/2 feet of the Southwesterly 84.3 feet for common driveway, including the terms and provisions thereof, contained in instrument between Allen C. Aldrich, et ux., and Alma B. Getz, dated April 10, 1963, recorded May 22, 1963, in Deed Volume 345 at page 404, Records of Klamath County, Oregon; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 \$ 20,750.00

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 18th day of October, 1971

PENNSYLVANIA
STATE OF PENNSYLVANIA, County of Allegheny ss.
Personally appeared the above named DONALD D. TODD and ROBERTA H. TODD, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

LAURENCE J. HOHMAN, Notary Public
Pittsburgh, Allegheny Co., Pa.
My Commission Expires December 3, 1974

Before me: [Signature]
Notary Public for Oregon/ Pennsylvania
My commission expires DEC 3 1974

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

Donald D. Todd et ux

TO

Arthur Ora Motz et ux

AFTER RECORDING RETURN TO

Arthur Ora Motz
511 Pacific Terrace
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 20 day of Oct, 19 71, at 3:38 o'clock P.M., and recorded in book 1171 on page 1011

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

Wm. D. Milne

County Clerk

By [Signature] Deputy

OCT 20 3 38 PM 1971

Initial difference States of each successive and advance principal. The balance in the This note Dated at October