

FORM No. 633—WARRANTY DEED.

1967/50

KNOW ALL MEN BY THESE PRESENTS, That Everett L. Leach and Patricia C. Leach, as tenants by the entirety, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Joseph D. Yerman and Loretta J. Yerman, 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 WESTERLY 104 FEET OF THE EASTERLY 129 FEET OF LOT 1 IN BLOCK 3 OF MIDLAND HILLS ESTATES, Klamath County, Oregon~~

The Westerly 104 feet of the Easterly 129 feet of Lot 1 in Block 3 of MIDLAND HILLS ESTATES, Klamath County, Oregon

(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: 1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Midland Hills Estates.
2. Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin imposed by instrument, including the terms thereof, recorded April 29, 1970 in M-70 at page 3339, Microfilm Records.

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 \$24,150.00

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 12 day of November 1971

*Everett L. Leach*  
*Patricia C. Leach*

STATE OF OREGON, County of Klamath

Personally appeared the above named Everett L. Leach and Patricia C. Leach

and acknowledged the foregoing instrument to be  
TERRENCE E. JENNESS  
NOTARY PUBLIC-OREGON

(OFFICIAL SEAL) My commission expires

Before me: *Terrence E. Jenness*  
Notary Public for Oregon  
My commission expires 7-21-75

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

TO

AFTER RECORDING RETURN TO

J. Yerman  
112 Leach Dr.  
Klamath Falls, Ore

DO NOT USE THIS  
SPACE; RESERVED  
FOR RECORDING  
LABEL IN COUNTIES WHERE  
USED.

Fee \$1.50

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 12 day of November, 1971, at 3:54 o'clock P.M., and recorded in book M71 on page 11920 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Mione

County Clerk Title.

By *Cynthia C. Mione* Deputy.

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