

60403

55982

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WARRANTY DEED

²⁸⁻¹⁷³⁶
 JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter
 called grantors, conveys to LYLE W. RICHARDS and KATHERYN L. RICHARDS, *K.L.R.*
 husband and wife, all that real property situated in Klamath County, State
 of Oregon, described as:

6 Lot 8, Block 5, FOURTH ADDITION TO SUNSET VILLAGE in Klamath
 County, Oregon

SUBJECT TO: Conditions and restrictions, set back line and
 utility easements as shown on the plat of
 Fourth Addition to Sunset Village.

SUBJECT TO: Conditions and restrictions imposed by Declara-
 tion of Conditions and Restrictions, including
 the terms and provisions thereof, recorded
 June 7, 1971, in M-71 at page 5502.

and covenants that grantor is the owner of the above described property
 free of all encumbrances except reservations, restrictions, easements and
 rights-of-way of record and those apparent upon the land; rules, regulations,
 liens, and assessments of water-use and sanitation districts, and will
 warrant and defend the same against all persons who may lawfully claim the
 same, except as shown above.

The true and actual consideration for this transfer is \$3,200.00.

The foregoing recital of consideration is true as I verily believe.

Dated this 30th day of December, 1971.

Re-recorded to correct name.

STATE OF OREGON
 COUNTY OF KLAMATH

December 30, 1971

Personally appeared the above named Joe L. Keller and Rosie A. Keller,
 husband and wife, and acknowledged the foregoing instrument to be their
 voluntary act. Before me:

Betty E. Daniel
 Notary Public for the State of Oregon
 My Commission expires: 3-7-75

STATE OF OREGON; COUNTY OF KLAMATH: ss.

Filed for record at request of Transamerica Title Ins. Co.

this 31st day of December A.D., 1971 at 11:12 o'clock A.M. and duly recorded in

Vol. M71, of Deeds or Page 13698

Fee \$1.50

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By *Cynthia*
 WM. D. MILNE, County Clerk

DEC 31 11 12 AM 1972

JAN 14 10 35 AM 1971

JAN 17 10 54 AM 1971

JAN 14 10 35 AM 1971