

KNOW ALL MEN BY THESE PRESENTS, That Ray A. Spradley and Dixie L. Spradley, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Jerry B. Reeves and Beverly J. Reeves, 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:

Lots 12, 14, 15, 16 and 17 of ANKENY GARDEN TRACTS, Klamath County, Oregon, subject to:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
2. Reservations contained in deed to W. J. Pentecost et ux, in Deed Volume 263, page 243, and in Deed Volume 263, page 316, Records of Klamath County, Oregon.
3. Mortgage, including the terms and provisions thereof, dated September 2, 1964, recorded September 2, 1964, in Mortgage Volume 225, at page 419, given to secure

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) (see 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 for all encumbrances and liens apparent on the land and exceptions 1, 2 and 3 listed above and on the reverse side of the deed.

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 \$ 23,750.00

~~the whole of the above described premises, together with the improvements thereon, and all the rights and appurtenances in anywise connected with the same, unto the said grantee and grantee's heirs, successors and assigns forever.~~

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 21st day of February, 1972.

Ray A. Spradley
Dixie L. Spradley

STATE OF OREGON, County of Klamath, ss. February 21, 1972
Personally appeared the above named Ray A. Spradley and Dixie L. Spradley, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Carlene H. Marshall*
Notary Public for Oregon
My commission expires Feb. 9, 1974

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

Ray A. and Dixie L.
Spradley

TO

Jerry B. and Beverly J.
Reeves

AFTER RECORDING RETURN TO

Bank of Klamath Country
P. O. Box 1149
Klamath Falls, Oregon 97603

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

STATE OF OREGON,

ss.

County of

I certify that the within instru-
ment was received for record on the
day of , 19
at o'clock, M., and recorded
in book on page
Record of Deeds of said County.
Witness my hand and seal of
County affixed.

Title.

By Hazel D. Dugil Deputy

FEB 23 11 01 AM 1972

#3 continued:

the payment of \$11,250.00, with interest thereon and such future advances as may be provided therein, executed by William E. Parsons and Gwen E. Parsons, husband and wife, to State of Oregon, represented and acting by the Director of Veterans' Affairs.

STATE OF OREGON,
County of Klamath
Filed for record at request of
TRANSAMERICA TITLE INS. CO
on this 28 day of FEB A.D. 1972
at 11:01 o'clock A.M. and do
recorded in vol. M 72 of DEEDS
Page 2071
Wm D. MILNE, County Clerk
By *Blazel Dray* Deputy
Fee \$4.00