

63507

WARRANTY DEED

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APR 26 8 34 AM 1912

KNOW ALL MEN BY THESE PRESENTS, That CHARLES E. NALE and GERTRUDE C. NALE, husband and wife, grantors, in consideration of Ten Dollars (\$10.00) to them paid by BRYAN W. McQUEEN and MARJORIE M. McQUEEN, husband and wife, grantees, do hereby grant, bargain, sell and convey unto the said grantees, their heirs and assigns, all of the following real property, together with the tenements, hereditaments and appurtenances appertaining thereto, situated in the County of Klamath and State of Oregon, bounded and described as follows, to-wit:

The Northeasterly 40 feet of Lots 1 and 9 in Block 73, BEUNA VISTA ADDITION to the City of Klamath Falls, Oregon, more particularly described as follows:

Beginning at the Northeasterly corner of said Lot 1 in said Block 73, and running thence Northwesterly along the Southwesterly line of Lot 2, a distance of 120 feet to the most Northerly corner of Lot 9 of said Block; thence Southwesterly along the line between Lots 8 and 9 of said Block a distance of 40 feet; thence Southeasterly parallel with the Southwesterly line of said Lot 2, a distance of 120 feet to the Northwesterly line of Academy Street; thence in a Northeasterly direction a distance of 40 feet along the Southeasterly line of said Lot 1, to the point of beginning, comprising a tract of land fronting 40 feet on Academy Street and running back a depth of 120 feet.

To Have and to Hold the above described and granted premises unto the said grantees, their heirs and assigns forever.

And the grantors do covenant that they are lawfully seized in fee simple of the above granted premises free from all encumbrances except the following:

1. Subject to easements and/or rights of way and/or restrictions of record and those apparent on the land, if any.

and that they will and their heirs, executors and administrators shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

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LAW OFFICES OF
DAVIS AND AINSWORTH
PROFESSIONAL ARTS BUILDING
480 BISKIYOU BOULEVARD
ASHLAND, OREGON 97520

WITNESS our hands and seals this 13th day of May, 1966.

4412

Charles E. Nale
Gertrude Catharine Nale

STATE OF OREGON }
County of Jackson } ss.

On this 13th day of May, 1966, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named CHARLES E. NALE and GERTRUDE C. NALE, who are known by me to be the identical individuals described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF I have hereunto set my hand and affixed my official seal the day and year last above written.

Richard E. Ainsworth
Notary Public for Oregon
My Commission expires: 10/4/69

STATE OF OREGON, }
County of Klamath } ss.

Filed for record at request of:
FIRST FEDERAL SAVINGS & LOAN
on this 26th day of APRIL A. D., 19 72
at 8:44 o'clock AM and duly
recorded in Vol. M. 72 of DEEDS
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WM. D. MILNE, County Clerk

Fee \$4.00 By Harold D. Craig Deputy.

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Return to:
Mr. Bryan H. McQueen
1926 Academy
Klamath Falls, Oregon

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