

28-2613

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WARRANTY DEED

1172 Page 4558

This Indenture Witnesseth, THAT CLARENCE W. GLAWE and EILEEN L. GLAWE, husband and wife, hereinafter known as grantors for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto VIOLET A. NELSON, her heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 55 of FIRST ADDITION TO SUMMERS LANE HOMES. (26)

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Right of Way, including the terms and provisions thereof, to the United States of America, recorded March 16, 1909 in Volume 25 at page 628, Deed Records of Klamath County, Oregon; Acceptance of the terms and conditions of Reclamation Extension Act, recorded November 7, 1914 in Volume 43 at page 15, Deed Records of Klamath County, Oregon; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of First Addition to Summers Lane Homes; Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded December 12, 1958 in Book 307 at page 441, Deed Records; Easement created by instrument recorded April 20, 1959, in Book 311 at page 618, Deed Records, in favor of California Oregon Power Company, for transmission and distribution of electricity over Lot 55.

The true and actual consideration for this transfer is \$ 22,900.00 being

~~The foregoing recitation of consideration is true as I verily believe.~~

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee, her heirs and assigns forever. And the said grantors do hereby covenant to and with the said grantee, her heirs and assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 25th day of April, 1972

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. April 25, 1972
Personally appeared the above named Clarence W. Glawe and Eileen L. Glawe, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Front Office of
GARDNER, CAMONG & GORDON
First Federal Building
Klamath Falls, Oregon

Before me:

Notary Public for Oregon.
My commission expires 5/19/73

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 28th day of April 1972 at 3:19 o'clock P. M., and recorded in book M 72 on page 4558 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Mary Link County Clerk-Recorder
Deputy

Fee 2.00

APR 20 10 19 AM '72
APR 23 3 19 PM 1972

Cedarley Realty
3927 806th
City