

1967/50

KNOW ALL MEN BY THESE PRESENTS, That N. FRANK COOKE and MARGARET E. COOKE, husband and wife,

to grantor paid by EDWIN L. KURTH and MERLINE A. KURTH, husband and wife,

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 West 36 feet of Lot 41 and the East 17 feet of Lot 42 in ROSELAWN, Resubdivision of Block 70 of BUENA VISTA ADDITION to the City of Klamath Falls, Klamath County, Oregon.

SUBJECT TO: All future real property taxes and assessments; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

(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 as above set forth

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 \$ 12,900.00

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

WITNESS grantor's hand this 10th day of May, 19 72.

N. Frank Cooke
Margaret E. Cooke

STATE OF OREGON, County of Klamath) ss. May 10, 19 72.
Personally appeared the above named N. FRANK COOKE and MARGARET E. COOKE, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me: *Catherine S. M. ...*
Notary Public for Oregon
My commission expires February 9, 1974

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

N. Frank Cooke, et ux

TO

Edwin L. Kurth

AFTER RECORDING RETURN TO

Bank 10 Co
Box 1149
CL

No.

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

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instru-
ment was received for record on the
11th day of MAY, 19 72,
at 3:28 o'clock P.M., and recorded
in book M 72 on page 5043
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE

COUNTY CLERK Title.

By *J. Hazel ...* Deputy.

FEE \$200

MAY 11 3 28 PM 1972