

This Indenture Witnesseth, THAT D. L. EAYRS and JOAN K. EAYRS, husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto RUTHERFORD KENNETH BROWN and ELEANOR BROWN, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 4 in Block 9 of Tract No. 1020 known as THIRD ADDITION TO SUNSET VILLAGE. (17)

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Third Addition to Sunset Village; Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded May 14, 1971 in Book M-71 at page 4407, Microfilm Records; Set back provisions as delineated on the recorded plat, 25 feet from front lot line; Utility easements as delineated on the recorded plat along rear lot line.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 26,100.00. However, the actual consideration includes other property which is part of the consideration. (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their 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 12th day of June, 1972

(SEAL) *D. L. Eayrs* (SEAL)
(SEAL) *Joan K. Eayrs* (SEAL)

STATE OF OREGON, County of Klamath ss. June 13, 1972
Personally appeared the above named D. L. Eayrs and Joan K. Eayrs, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

JAMES W. WESLEY
Notary Public for Oregon
My commission expires

Before me:

James W. Wesley
Notary Public for Oregon
My commission expires 1-20-76

After recording return to:
Mr. and Mrs. Rutherford K. Brown
3929 Redondo Way
Klamath Falls, Oregon 97601

STATE OF OREGON, }
County of Klamath } ss.

I certify that the within instrument was received for record on the 13 day of JUNE, 1972 at 3:13 o'clock P.M., and recorded in book M 72 on page 6338 Record of Deeds of said County.

Witness my hand and seal of County affixed.
WM. D. MILNE

By *Hazel Dragan* County Clerk—Recorder
Deputy
FEE \$2.00

From the Office of
GANONG, GORDON & SISEMORE
538 Main Street
Klamath Falls, Oregon 97601

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