

WARRANTY DEED TO CREATE (DATE BY THE ENTIRETY)

This Indenture Witnesseth, THAT OWEN G. ROBERTS and DOROTHY L. ROBERTS,
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

DALE REEVES and MARY JEAN REEVES,
husband and wife, the following described premises, situated in Klamath County, Oregon, to-wit:
Lot 4, SUNRISE PARK, Klamath County, Oregon.

SUBJECT TO:

1. Restrictions shown on the plat, recorded August 15, 1940, in Plat Book 10, page 238.
2. Regulations, liens, assessments, and laws relating to the South Suburban Sanitary District.
3. Acreage and use limitations under provisions of the United States Statutes and regulations issued hereunder. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith.
4. Trust Deed, including the terms and provisions thereof, dated July 25, 1963, recorded July 26, 1963, in Mortgage Volume 218, at page 398, given to secure the payment of \$10,450.00, with interest thereon and such future advances as may be provided therein, executed by Paul W. McAtee and Evelyn F. McAtee, husband and wife, to Oregon Title Company, trustee for beneficiary, to the First National Bank of Oregon, the balance of which the grantees herein expressly assume and agree to pay in accordance with the terms and conditions thereof.

The true and actual consideration for this transfer is \$12,900.00, being \$3,245.00 cash and the balance by the assumption of the above described trust deed.

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 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 owner s 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 seal s
this 11th day of June 1968.

(SEAL) *Owen G. Roberts* (SEAL)

(SEAL) *Dorothy L. Roberts* (SEAL)

STATE OF OREGON, County of Klamath) ss. June 11, 1968.
I, Notary Public for Oregon, do hereby certify that personally appeared the above named OWEN G. ROBERTS and DOROTHY L. ROBERTS,
husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Nelda Matthews

Notary Public for Oregon.

My commission expires July 23, 1970

From Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon

STATE OF OREGON,

County of KLAMATH) ss.

I certify that the within instrument was received for record on the 28th day of JULY, 1972, at 10:52 o'clock A. M., and recorded in book M 72 on page 8267. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk-Recorder.

By *Hazel Drayton*

Deputy

FEE \$2.00

MR & MRS DALE REEVES
P.O. Box 913
JANCAU, ALASKA

28-3079

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