

## WARRANTY DEED

AUG 11 9 13 AM 1972

KNOW ALL MEN BY THESE PRESENTS, That R. W. HODGES, hereinafter called the Grantor, for the consideration hereinafter stated, to Grantor paid by ALONZO I. HODGES and DOVIE F. HODGES, husband and wife, and ORVILLE M. EIFERT and ALMA I. EIFERT, husband and wife, hereinafter called the Grantees, does hereby grant, bargain, sell and convey unto the said Alonzo I. Hodges and Dovie F. Hodges, husband and wife, as tenants by the entirety, an undivided one-half interest, and unto Orville M. Eifert and Alma I. Eifert, husband and wife, as tenants by the entirety, the other undivided one-half interest, and unto their heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

A strip or land 28 feet wide and 70 feet deep along the South side of Front Street in the City of Merrill, Klamath County, Oregon, being a portion of Lot 2 of Section 12 of Township 41 South of Range 10 East of W.M., and being more particularly described and bounded as follows: Beginning at a point 40 feet South and 332 feet East of the north-west corner of said Section 12 in Township 41 South of Range 10 East of Willamette Meridian, running thence East 28 feet, thence South 70 feet, thence West 28 feet, thence North 70 feet back to the point of beginning and containing 1960 square feet of land.

SUBJECT TO: Easements and rights of way of record or apparent on the land, and liens of the City of Merrill, if any.

TO HAVE AND TO HOLD the same unto the said Grantees and Grantees' heirs, successors and assigns forever.

And said Grantor hereby covenants to and with said Grantees and Grantees' heirs, successors and assigns, that Grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except those above stated, and that 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.

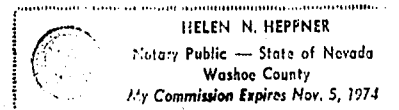
The true and actual consideration paid for this transfer, stated in terms of dollars, \$1,500.00.

WITNESS Grantor's hand this 7th day of May, 1971.

R. W. Hodges  
R. W. Hodges

STATE OF NEVADA )  
County of Washoe ) ss

On this 19<sup>th</sup> day of May, 1971, personally appeared before me a notary public in and for Washoe County, R. W. Hodges, known to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes therein mentioned.



Helen N. Heppner  
Notary Public for Washoe County

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of WILBUR O BRICKNER  
this 11th day of August, A. D. 19 72 at 9:13 o'clock A. M., and  
duly recorded in Vol. M 72, of DEEDS on Page 8902

FEE \$4.00

W. D. MILNE, County Clerk  
By Hazel Drayton