

1967/50

KNOW ALL MEN BY THESE PRESENTS, That PAUL JOHN ARRITOLA and LUCIA M. ARRITOLA, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES B. ROGERS and DONNA E. ROGERS, husband and wife,

hereinafter called the grantee, 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:

Tract 26 and North 31.5 feet of Tract 27 VICORY ACRES, Klamath County, Oregon.

SUBJECT TO: 1. Reservations, restrictions, rights of way, and easements of record and those apparent on the land; 2. Regulations, including levies, liens, assessments, water and irrigation rights and easements of Enterprise Irrigation District, for ditches and canals; 3. Regulations, including levies, liens, assessments, rights of way and easements of South Suburban Sanitary District; 4. Right of way for irrigation ditch, including the terms and provisions thereof, across premises for use of S 1/2 of Lot 30 of Vicory Acres, as disclosed by Deed recorded July 27, 1946, in Volume 193 at page 96; and 5. Taxes for the fiscal year 1972-73, beginning July 1, 1972, due but not yet payable.

(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 hereinabove 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, is \$24,500.00.   
 However, the actual consideration paid for this transfer is the value of the property of which the grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as hereinabove stated.

In construing this deed and where the context so requires, the singular includes the plural.   
 WITNESS grantor's hand this 22nd day of August, 1972.

Paul John Arritola  
Lucia M. Arritola

STATE OF OREGON, County of KLAMATH

August 22, 1972

Personally appeared the above named PAUL JOHN ARRITOLA and LUCIA M. ARRITOLA, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires Feb. 2, 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

## STATE OF OREGON

County of KLAMATH

I certify that the within instrument was received for record on the 23rd day of AUGUST, 1972, at 3:29 o'clock PM, and recorded in book M 72 on page 9463 or as filing fee number 67595, Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title

By Hazel M. Magill Deputy

TO

AFTER RECORDING RETURN TO

Bank of Klamath County  
P. O. Box 1143  
Klamath Falls, Oregon 97601

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

FEE \$2.00