

1967/50

KNOW ALL MEN BY THESE PRESENTS, That Jackson Haney and Geraldine Margaret Mayes, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Stanley Merle and Joyce Marie Cronin, 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:

The East 50 feet of Lots 12 and 13, Block 39, HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon more particularly described as follows:
Beginning at the Southeast corner of Lot 13, Block 39 aforesaid; thence West along the South line of Lot 13, 50 feet; thence North parallel to the alley through Block 39 to Esplanade; thence Northeast along Esplanade to the most Northerly corner of Lot 12; thence South along the East line of Lots 12 and 13 to the place of beginning.

(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

Subject to:

Trust deed dated July 14, 1964, wherein Clifford L. Andreasen and Jean P. Andreasen are trustees, Oregon Title Company of Klamath County is trustee and First National Bank of Oregon is beneficiary, the balance of which grantees assume and agree to pay,

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 \$ 18,500.00
~~However, the actual consideration consists of an interest in other property or value given or promised which is part of the consideration (indicate which).~~

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 4th day of October, 19 72.

Jackson Haney Mayes
Geraldine Margaret Mayes

STATE OF OREGON, County of Klamath) ss. October 4, 19 72.
Personally appeared the above named Jackson Haney and Geraldine Margaret Mayes

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

NOTARY PUBLIC
(OFFICIAL SEAL)
OF OREGON

Before me, *[Signature]*
Notary Public for Oregon
My commission expires May 5, 1976.

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

TO

AFTER RECORDING RETURN TO

First National Bank
601 Main St
Klamath Falls
Oregon 97603

(DON'T USE THIS SPACE! RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON

County of Klamath) ss.

I certify that the within instrument was received for record on the 4 day of October, 19 72, at 1:54 o'clock P.M., and recorded in book M 72 on page 11320 or as filing fee number, Rec-ord of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE
County Clerk
By *[Signature]* Deputy

Fee 2.00