

KNOW ALL MEN BY THESE PRESENTS, That OTTO E. ERLANDSON and ESTHER ERLANDSON, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN T. McREDMOND and SUSAN J. McREDMOND, 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:

Beginning at a point North 38 deg. 56' East 320 feet from the Easterly corner of Block 82 of KLAMATH ADDITION to Klamath Falls, Oregon; thence North 51 deg. 04' West 110 feet; thence South 38 deg. 56' West 50 feet; thence South 51 deg. 04' East 110 feet; thence North 38 deg. 56' East 50 feet to the place of beginning, being a part of the NE1/4 NE1/4 of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, and sometimes being known as a part of Block 81, KLAMATH ADDITION to the City of Klamath Falls, Oregon, but of which no plat was ever filed.

Subject to reservations, restrictions, easements, and rights of way of record and those apparent upon the land.

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

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 \$ 5,000.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) of the whole

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 14th day of February, 19 69.

Otto E. Erlandson
Esther Erlandson

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named Otto E. Erlandson and Esther Erlandson, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Wm. E. Childs*
Notary Public for Oregon
My commission expires March 1971

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

Otto E. Erlandson and
Esther Erlandson

TO

John T. McRedmond and
Susan J. McRedmond

AFTER RECORDING RETURN TO

Jeri - Bonnie R.B.
1415 East Main
City

No.

633

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

FEE \$ 2.00

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instru-
ment was received for record on the
10th day of OCTOBER, 19 72,
at 11:00 o'clock A.M., and recorded
in book M 72 on page 11536
Record of Deeds of said County.

Witness my hand and seal of
County attested.

WM. D. MILNE

COUNTY CLERK

Title.

By *Hazel Dray* Deputy.

WARRANTY DEED
This Ind

RESERVED FOR RECORDING
US 2 R-99