

69850

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## WARRANTY DEED

This Indenture Witnesseth, THAT DELBERT S. COTTER and LORENE D. COTTER, 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

ADELINE M. GANTER,

her heirs and assigns, the following described premises, situated in Oregon, to-wit:

County,

Lots 6 and 7 in Block 1, NORTH BEAVER MARSH.

Subject to: Taxes for fiscal year commencing July 1, 1972, which are now a lien but not yet payable; Access Restrictions as set out in that certain deed recorded December 10, 1954, in Deed Volume 271 at page 112; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of North Beaver Marsh Addition; Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded December 4, 1952, in Book 258 at page 129, Deed Records of Klamath County, Oregon; Easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration for this transfer is \$ 3,500.00 being

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 grantee, her heirs and assigns forever. And the said grantors do hereby covenant to and with the said grantee, her heirs and assigns, that they are the owners 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 this 17th day of October, 1972

(SEAL)

Delbert S. Cotter

(SEAL)

(SEAL)

Lorene D. Cotter

(SEAL)

STATE OF OREGON, County of Douglas, ss. October 17, 1972.  
Personally appeared the above named Delbert S. Cotter and Lorene D. Cotter, husband and wife,

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

Before me:

Marguerite Graham

Notary Public for Oregon NOTARY PUBLIC FOR OREGON  
My commission expires My Commission Expires Jan. 18, 1978

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 30th day of Oct., 1972, at 2:27 o'clock A.M., and recorded in book M72 on page 12525 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MYLINE,

By Lucas Quintana County Clerk-Recorder

Deputy

FEE \$2.00

Ret. Adeline M. Garter  
St. Rt. Box 121  
Chemult, Oregon 97731

OCT 30 9 27 AM 1972