

73685

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FORM No. 633—WARRANTY DEED.

1967/50

28-4351

KNOW ALL MEN BY THESE PRESENTS, That Ronald E. Phair & Lorraine Phair husband and wife

hereinafter called the grantor, for the consideration hereinafter stated,

to grantor paid by Robert L. Phair

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:

Lot 2 Block 4 First Addition to Helene Gardens
4831 Darwin Place
Klamath Falls, Ore.

SUBJECT TO: Contracts and/or liens for irrigation and/or drainage of Klamath Irrigation District; Rules, regulations, laws and assessments of South Suburban Sanitary District; Reservations, restrictions, conditions, and set back lines shown on the dedication of the Plat of First Addition to Helene Gardens.

(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

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 \$17,650.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 21st day of February, 1973

Ronald E. Phair
Lorraine Phair

STATE OF OREGON, County of Klamath
Personally appeared the above named

Ronald E. Phair & Lorraine Phair

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon
My commission expires

Oct 23, 1975

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

Ronald E. Phair and

Lorraine Phair

TO

Robert L. Phair

AFTER RECORDING RETURN TO

Comwe, Inc.
P.O. Box 1603
Medford, Oregon 97501

No.

G8-73-1

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

Fee \$2.00

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 28 day of February, 1973, at 10:55 o'clock A.M., and recorded in book on page 2080 or as filing fee number 73685, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

By Cynthia [Signature] Deputy Title