

A-2225C

FORM No. 633—WARRANTY DEED.
1967/50

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KNOW ALL MEN BY THESE PRESENTS, That HAROLD E. BAKER and EVA N. BAKER, husband and wife,

, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD D. ARNETT and MARILYN JOAN ARNETT, 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:

Lots 5 and 6 in Block 3 of First Addition to the City of Klamath Falls, Oregon;

Subject to City Street Improvement No. 221, Card 4, docketed May 14, 1970; and to City Street Improvement No. 221, Card 5, docketed May 14, 1970;

Subject to reservations and restrictions of record, and easements and rights of way of record and those apparent on 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 except as hereinabove set forth;

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 \$20,000.00
~~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 4th day of March, 1971

Harold E. Baker
Eva N. Baker

STATE OF OREGON, County of Klamath.) ss.
Personally appeared the above named HAROLD E. BAKER and EVA N. BAKER, husband and wife,
and acknowledged the foregoing instrument to be (their) voluntary act and deed.

Before me: *[Signature]*
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires Oct. 19, 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

TO

AFTER RECORDING RETURN TO

First National (6th Street)
P.O. Box 238
Klamath Falls, Oregon
97601

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

FEE \$ 2.00

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 1st day of MARCH, 19 73 at 4:00 o'clock P M., and recorded in book M 73 on page 3054
Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By *[Signature]* Deputy