

WARRANTY DEED

28-4726

75529

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This Indenture Witnesseth, THAT E. G. MOORE and HELEN M. MOORE, 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 ANDREW H. MILLER, his heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

The Northerly 50 feet of the Southerly 94 feet of Tract 21 of BAILEY TRACTS.

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Easements and rights of way of record and apparent on the land, if any; Reservations as set forth in instrument recorded Sept. 10, 1936, in Deed Vol. 107 at page 194, for irrigation purposes.

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, his heirs and assigns forever. And the said grantors do hereby covenant to and with the said grantee, his 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 seals this 13th day of April, 1973.

(SEAL) *E. G. Moore* (SEAL)
(SEAL) *Helen M. Moore* (SEAL)

STATE OF OREGON, County of Klamath ss. April 18, 1973.
Personally appeared the above named E. G. Moore and Helen M. Moore, husband and wife,

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

Notary Public
Office of
CANONG, GORDON & SISEMORE
First Federal Building
Klamath Falls, Oregon

Before me:

Notary Public for Oregon.
My commission expires 5/12/73

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 19th day of April, 1973, at 3:25 o'clock P. M., and recorded in book M73 on page 4713 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE, County Clerk-Recorder
By *Harold Dray* Deputy
FEE \$2.00

return
Andrew H. Miller
2822 Kane St
K. Falls Ore 97601