

WARRANTY DEED

This Indenture Witnesseth, THAT W. DON MILLER and MARILYN MILLER LEWIS,

hereinafter known as grantors for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto

THOMAS J. SHAW,

his heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

All of Lots 1, 2 and 8, all of Lot 7 except the Southwesterly 10 feet thereof, and the Northeasterly 1 foot of Lot 3 all in Block 33 of Original Town of Linkville, now City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to: 212 Improvement Lien of the City of Klamath Falls docketed April 29, 1970; Easements and rights of way of record or apparent on the land; real property taxes for fiscal year commencing July 1, 1973, which are now a lien but not yet payable; and to a Lease to Standard Oil Company of California, dated Dec. 15, 1968, recorded Dec. 17, 1969, Vol. M69, page 10500, Microfilm Records of Klamath County, Oregon, and Amendment thereto dated Dec. 17, 1969, recorded June 17, 1970, Vol. M70, page 4961, Microfilm Records of Klamath County, Oregon, which said Lease and Amendment thereto are being assigned to grantee.

The true and actual consideration for this transfer is \$ 115,699.00 ~~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 28th day of August, 1973.

W. Don Miller

(SEAL)

(SEAL)

Marilyn Miller Lewis

(SEAL)

(SEAL)

STATE OF OREGON, County of _____, ss. August 29th, 1973.

Personally appeared the above named W. Don Miller and Marilyn Miller Lewis,

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

From Office of
GANONG, GORDON & SISEMORE
First Federal Building
Klamath Falls, Oregon

Before me:

Richard J. Henderson

Notary Public for Oregon
My commission expires _____

STATE OF OREGON,

County of KIAMATH

ss.

I certify that the within instrument was received for record on the 14th day of SEPTEMBER, 1973, at 2:53 o'clock P.M., and recorded in book M 73 on page 11829. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By *Agnes Drazic* County Clerk-Recorder
Deputy

FEE \$ 2.00

SEP 4 2 53 PM 1973

*After recording return to
Bannock/Ganong
373 Main*

K