

28-5845
WARRANTY DEED

KATHRYN A. DEARBORN, hereinafter called grantor, conveys to FLOYD TRIVITT and MARY I. TRIVITT, husband and wife, all that real property situate in the County of Klamath, State of Oregon, described as:

A portion of Tract 8 of EMPIRE TRACTS and a portion of the SW 1/4 NW 1/4 SW 1/4 of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, more particularly described as follows: Beginning at the Southwest corner of Tract 8 of Empire Tracts; thence North 89°59' East 171.0 feet to the true point of beginning of this description; thence North 0°15' East 66.3 feet; thence North 89°59' East 73.0 feet; thence South 0°15' West 81.3 feet; thence South 89°59' West 73.0 feet; thence North 0°15' East 15 feet to the point of beginning

and covenant that grantor is the owner of the above described property free of all encumbrances, except reservations, restrictions, easements and rights of way of record and those apparent upon the land; rules, regulations, liens and assessments of water users and sanitation districts; 1973-74 taxes are now a lien but not yet payable; and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is Twelve Thousand Two Hundred Fifty and No/100ths (\$12,250.00) DOLLARS.

The foregoing recital of consideration is true as I verily believe.

Dated this 19th day of September, 1973.

Kathryn A. Dearborn

STATE OF OREGON)
County of Klamath) ss.

Sep 19th, 1973.

Personally appeared the above named KATHRYN A. DEARBORN, and acknowledged the foregoing instrument to be her voluntary act. Before me:

David J. Jensen
Notary Public for Oregon
My Commission expires: 2-28-77

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO

this 21th day of SEPTEMBER A. D., 1973 at 10:46 o'clock A M., and duly recorded in
Vol. M 73 of DEEDS on Page 12863

FEE \$ 2.00

WM. D. MILNE, County Clerk
By David J. Jensen deputy

return
U.S. Post
P.O. Box 789
City

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