

83933

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## WARRANTY DEED

SS-6166

This Indenture Witnesseth, THAT JOSEPH R. BEAVER and DOMITILA BEAVER, 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 VERNON J. VAN KILSDONK, his heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

The Easterly 25 feet of Lot 1 and the Westerly 79 feet of Lot 2 in Block 3 MIDLAND HILLS ESTATES, Klamath County, Oregon,

Subject to Restrictions as shown on recorded plat of Midland Hills Estates; to conditions and restrictions imposed by instrument recorded April 29, 1970 in Book M-70 at page 3339, Microfilm Records of Klamath County, Oregon; easements and rights of way of record or apparent on the land; and to mortgage, including the terms and provisions thereof, recorded August 1, 1972 in Book M-72 at page 8503, Microfilm Records, executed by Joseph R. Beaver and Domitila Beaver, husband and wife, to State of Oregon, represented and acting by the Director of Veterans' Affairs, which mortgage and the note secured thereby grantee expressly assumes and agrees to pay and perform according to the terms thereof.

The true and actual consideration for this transfer is \$ 27,300.00. ~~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 as 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 21st day of November 19 73

(SEAL)

Joseph R. Beaver

(SEAL)

(SEAL)

Domitila Beaver

(SEAL)

STATE OF OREGON, County of Klamath ss. November 21 19 73  
Personally appeared the above named Joseph R. Beaver and Domitila Beaver, husband and wife,

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

From Office of  
GANDONG, JORDON & SISEMORE  
Notary Public for Oregon  
First Federal Building  
Klamath Falls, Oregon  
My commission expires 3-21-77

Before me:

Marlene T. Addington

Notary Public for Oregon.  
My commission expires 3-21-77

## Return to:

Mr. Vernon J. Van Kilsdonk  
1519 Pleasant Ave.  
Klamath Falls, Oregon 97601

STATE OF OREGON, }  
County of Klamath } ss.

I certify that the within instrument was received for record on the 3 day of December 19 73, at 11:10 o'clock a. M., and recorded in book M-73 on page 15602. Record of Deeds of said County.

Witness my hand and seal of County affixed.  
Wm. D. Milne

By

Hazel Drayton

County Clerk-Recorder

Deputy

2.00

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RECORDS SECTION