

1967

87709

KNOW ALL MEN BY THESE PRESENTS, That HAROLD N. McMAHAN and DORA E. McMAHAN, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FREDERICK E. GERDING and HELEN EDE GERDING, 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:

The West 65 feet of Lots 38, 39, 40 and 41, Block 12 of ST. FRANCIS PARK, Klamath County, Oregon.

SUBJECT TO: All future real property taxes and assessments; liens and assessments of Klamath Project, Enterprise Irrigation District and South Suburban Sanitary District, and regulations, contracts, easements and water rights and irrigation rights in connection therewith; restrictions and easements 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 above 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 \$ 10,900.00

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 21st day of December, 1968

Harold N. McMahon
Dora E. McMahon

STATE OF OREGON, County of Klamath, ss. December 30, 1968
Personally appeared the above named HAROLD M. McMAHAN and DORA E. McMAHAN, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: [Signature]
Notary Public for Oregon
My commission expires 9/23/69

NOTES—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

Harold M. McMahan et ux

TO
Frederick E. Gerding
et ux

AFTER RECORDING RETURN TO

Helen Ede Gerding
4678 Thom Street
Klamath Falls, Or
97601

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

FEE \$2.00

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instru-
ment was received for record on the
15th day of April, 1974,
at 9:17 o'clock A.M., and recorded
in book M74 on page 4579
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE

COUNTY CLERK Title.

By Lucia [Signature] Deputy.

CA 2-00