

1967/50

KNOW ALL MEN BY THESE PRESENTS, That EARL D. BIRD and JANET L. BIRD

hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by DAVID HELPHREY and FERN HELPHREY, 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, sit-
uated in the County of Klamath, and State of Oregon, described as follows, to-wit:Lot 4, Block 3 DOTEN, according to the duly recorded plat on file in
the office of the County Clerk, Klamath County, Oregon.Subject to reservations and restrictions of record, and easements and
rights of way of record and those apparent on the land.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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
hereinabove set forth;and that
grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
ful 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 \$ 3,500.00.
~~However, the actual consideration consists of or includes other property or value given or promised which is~~
part of the consideration (indicate which).In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 29th day of June 1974.OKLAHOMA
STATE OF GREGG, County of WOODWARD) ss.
Personally appeared the above named EARL D. BIRD and JANET L. BIRD, 1974,

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

(OFFICIAL SEAL)

Before me: William McDonald,
Notary Public for Oregon
My commission expires 8-4-76

NOTE—The sentence between the symbols (1), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Fractor & Rickett
280 Main
Klamath Falls, OR
97601

No.

STATE OF OREGON, }
County of Klamath } ss.

Filed for record at request of:

KLAMATH COUNTY TITLE CO.

on this 15th day of May A. D. 1974.

at 11:09 o'clock P. M. and duly

recorded in Vol. M 74 of DEEDS.

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WM. D. MILNE, County Clerk

By Hazel Image Deputy.
Fee \$2.00