

8-5740-414 7A 28-7472

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WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter called granters, convey to JACK H. ROBERTS and KARIN W. ROBERTS, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Lot 16, Block 8, SIXTH ADDITION to SUNSET VILLAGE in Klamath County, Oregon

SUBJECT TO: Conditions and restrictions, set back line and utility easements as shown on the plat of Sixth Addition to Sunset Village.

SUBJECT TO: Conditions and restrictions imposed by Declaration of Conditions and Restrictions, including the terms and provisions thereof, recorded June 29, 1973, in M-73 at page 8263.

and covenants 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; grant, defend, insure, and execute of interest and execution interests, 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 \$5,000.00.
The grantor hereby certifies that it is true as I verily believe.
Dated this 23rd day of July, 1974.

Return 7xs
77548
2943.10 bakh.

STATE OF OREGON
COUNTY OF KLAMATH

July 23, 1974

Personally appeared the above named Joe L. Keller and Rosie A. Keller, husband and wife, and acknowledged the foregoing instrument to be their voluntary act, before me:

Notary Public for Oregon
My Commission expires:

8/1/75

STATE OF OREGON, COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSCONTINENTAL TRAIL CO.

this 24th day of JULY, A.D. 1974 at 1:00 PM

W. D. MILLER, County Clerk

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