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Vol. 24 Page 9717

WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter called grantors, conveys to D. L. Eayrs and Joan K. Eayrs, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Lot 4, Block 13, 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 8283.

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; rules, regulations, liens, and assessments of water-use and sanitation districts, 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 \$4,000.00.

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

Dated this 8th day of August, 1974.

STATE OF OREGON
COUNTY OF KLAMATH

August 6, 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:

B. E. Daniel
Notary Public for Oregon
My Commission expires: 3/7/75

Until a change is requested, all tax statements shall be sent to the following address:

Return
First Federal
8943 S. 6th
City

STATE OF OREGON, }
County of Klamath } ss.

Filed for record at request of:
TRANSAMERICA TITLE INS. CO.
on this 9th day of August A. D., 1974
at 10:55 o'clock A. M. and duly
recorded in Vol. M 74 of DEEDS
Page 9717

WM. D. MILNE, County Clerk

By W. D. Milne Deputy.
Fee 2.25

AUG 9 10 55 AM 1974