

-WARRANTY DEED-

A-25415

JOHN D. BELL and MARILYN J. BELL, husband and wife, grantors,
convey to JOHN C. CARTER and NORMA L. CARTER, husband and wife, all
that real property situate in the County of Klamath, State of Oregon,
described as:

The Southwesterly 30 feet of Lot 39 and the Northeasterly
70 feet of Lot 40, MOYINA, according to the official plat
thereon on file in the office of the County Clerk of
Klamath County, Oregon

and covenant 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 users and sanitation dis-
tricts;

SUBJECT TO: That certain Trust Deed, including the
terms and provisions thereof, executed by John D. Bell
and Marilyn J. Bell, husband and wife, as grantors, to
William Ganong, as trustee, for First Federal Savings
and Loan Association of Klamath Falls, Oregon, a corpor-
ation, as beneficiary, dated September 20, 1967, record-
ed September 20, 1967, in Microfilm records as Document
No. 17089, in Vol. M67 page 7368, records of Klamath
County, Oregon, to secure the payment of \$23,800, which
grantees herein assume and agree to pay.

and will warrant and defend the same against all person who may law-
fully claim the same, except as shown above.

The true and actual consideration for this transfer is Thirty
Nine Thousand Seven Hundred and No/100ths (\$39,700.00) DOLLARS.

DATED this 13 day of Feb, 1975.

John D. Bell
(Marilyn J. Bell)

STATE OF OREGON)
County of Klamath) ss.

Feb 13, 1975.

Personally appeared the above-named JOHN D. BELL and MARILYN
J. BELL, husband and wife, and acknowledged the foregoing instrument
to be their voluntary act. Before me:

William J. Ganong
Notary Public for Oregon
My Commission expires: 8-5-75

Until a change is requested all tax statements shall be
mailed to the following address: Mr. and Mrs. John Carter, 6320 Juniper Way, K. Falls
return to same as above

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO

this 13th day of FEBRUARY A. D., 19 75 at 3:55 o'clock P. M., and duly recorded in
Vol. M 75 of DEEDS on Page 1778

Fee \$ 2.00

WM. D. MILNE, County Clerk

By Harold Drayton

Deputy

RECEIVED
FEB 13 1975
3:55 pm