

99487

KNOW ALL MEN BY THESE PRESENTS, That ROBERT A. ANDERSON and RUBY I. ANDERSON

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by HARRY L. HAMILTON and PHADIE R. HAMILTON, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

Lots 18 to 22, inclusive and Lots 29 to 33, inclusive, CREGAN PARK, Klamath County, Oregon

## SUBJECT TO:

1. Reservations, restrictions, rights-of-way and easements of record and those apparent on the land.
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Cregan Park.
3. An easement created by instrument including the terms and provisions thereof,

(If space insufficient, continue description on reverse side)

(over)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as stated above

and that grantor will warrant and forever defend the said 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 \$ 5,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 4 day of April, 1975; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

Robert A. Anderson  
Ruby I. Anderson

STATE OF OREGON,

County of KLAMATH  
April 4, 1975

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_.

Personally appeared \_\_\_\_\_ and

\_\_\_\_\_, who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of \_\_\_\_\_

Personally appeared the above named

Robert A. Anderson  
Ruby I. Anderson

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

Before me:  
Susan Kay Way

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires 6/4/1977

Before me:  
Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

Robert A. Anderson and Ruby I. Anderson  
3031 Emerald Street  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Harry L. Hamilton and Phadie R. Hamilton  
3006 Emerald  
Klamath Falls, Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. H. L. Hamilton  
3006 Emerald  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of KLAMATH ) ss.

I certify that the within instrument was received for record on the 4th day of APRIL, 1975, at 4:15 o'clock P. M., and recorded in book M 75 on page 3666 or as file/reel number 99487.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By *Angela Dray* Deputy

FEE \$ 2.00

APR 4 1975

RECEIVED

4:15 pm