

1476

WARRANTY DEED

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TA 38-8762

FOR VALUE RECEIVED

VURL L. BECK and BEULAH L. BECK, husband and wife,

herein referred to as grantors, hereby grant, bargain, sell, and convey unto

JAMES R. O'RYAN and IRENE O'RYAN, husband and wife,

herein referred to as grantees, the following described real property, with tenements, hereditaments, and appurtenances, to wit:

Lot 3 in Block 3 of MAHN'S ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TO HAVE AND TO HOLD the said premises unto said Grantees, their heirs and assigns forever. And the said Grantors hereby covenant that they are lawfully seized in fee simple of said premises; that they are free from all incumbrances, **reservations, exemptions, conditions, and restrictions of record, especially the reservations and restrictions contained in the United States Patent issued to Fred L. Mahn by the United States Government and the reservations and restrictions as contained in the dedication of Mahn's Acres Subdivision.** and that they will warrant and defend the above granted premises against all lawful claims whatsoever, except as above stated.

The true and actual consideration for this transfer is \$3,450.00 The foregoing recital of consideration is true as I verily believe.

Dated August 8, 1969

(Seal)

(Seal)

Personally appeared the above named

STATE OF OREGON, County of Lane, ss.

VURL L. BECK and BEULAH L. BECK, husband and wife,

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

Dated August 8, A.D. 1969
My Commission Expires 8-3-70

Notary Public for Oregon

Compliments of
CASCADE TITLE COMPANY
972 Oak Street Eugene, Oregon

WARRANTY DEED

STATE OF OREGON; COUNTY OF KLAMATH ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO

this 9th day of JUNE 1975

duly recorded in Vol. M 75 of DEEDS 6399

FEE \$ 2.00

W. D. MILLER, County Clerk

By Hazel Drager

Return To:

Grantee
2302 Fairglen Drive
San Jose, Calif. 95125

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

CASCADE TITLE COMPANY