

LA 5740593 TA 38-9423

3779

Vol. 75 Page 8890

WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter called grantors, conveys to STEVEN KEEL and CAROL ANN KEEL, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Lot 18, Block 2, 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 5-73 at page 3233.

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 \$4,500.00.

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

Dated this 30th day of July, 1975.

STATE OF OREGON
COUNTY OF KLAMATH

July 30, 1975

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:

STATE OF OREGON
County of Klamath

Filed for record at request of

TRANSAMERICA TITLE INS. CO

on this 1st d. of AUGUST A.D. 19 75

at 11:10 A.M. and duly

recorded in Vol. 75 of DEEDS

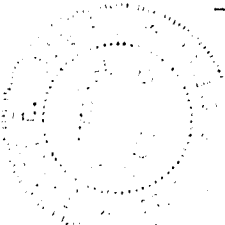
Page 8890

Wm D. MILNE, County Clerk

By Hayden Deputy

for \$3.00

Betty E. Harnish
Notary Public for the State of Oregon
My Commission expires: 3/7/79



Ret.
Trans
City