

A-26430

17183

KNOW ALL MEN BY THESE PRESENTS, That DIETER K. OETMANN and MARLIES OETMANN, his wife

, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES, a New York Corporation, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 40 in Block 2 of Bley-Was Heights, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

Easements and rights of way of record and those apparent on the land; of Declaration of Covenants, Conditions and Restrictions dated the 13th day of June, 1974, wherein Weyerhaeuser Company is Declarant, recorded in Deed Records of Klamath County M-74, Page 7311 on the 13th day of June, 1974, and re-recording of Declaration of Covenants, Conditions and Restrictions dated July 18, 1974, recorded in Deed Records of Klamath County M-74, Page 8744 on the 18th day of July, 1974.

Under and subject to a certain first mortgage given to The State of Oregon, Director of Veterans affairs in the original amount of \$28,500.00, since reduced by payments of principal to \$28,303.92 which is included in the consideration stated herein.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as hereinabove set forth,

warrant and forever defend the above granted 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 \$ 38, 500. 00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this

day of October, 1975
Dieter K. Oetmann (SEAL)
Dieter K. Oetmann

Marlies Oetmann (SEAL)
Marlies Oetmann

NOTE—The sentence between the symbols (), if not applicable, should be deleted. See ORS 93.030.

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

75 NOV 12 PM 2 12

PH 3 12 17183

STATE OF ~~OREGON~~ WASHINGTON ss.
County of COCLITZ

BE IT REMEMBERED, That on this 28th day of OCTOBER, 1975,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named DIETER K. OETMANN and MARLIES OETMANN, his wife

known to me to be the identical individual s described in and who executed the within instrument and ac-
knowledgeed to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

[Signature]
Notary Public for Oregon: WASHINGTON
My Commission expires 10/26/76

WARRANTY DEED

(FORM No. 703)

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

DIETER K. OETMANN and
MARLIES OETMANN, his wife

TO

THE EQUITABLE LIFE
ASSURANCE SOCIETY OF
THE UNITED STATES

STATE OF OREGON

County of Klamath ss.
I certify that the within instru-
ment was received for record on the
12 day of NOV, 1975,
at 3:12 o'clock P. M., and recorded
in book M. 75 on page 14183 or as
file number 7123, Record of
Deeds of said County.
Witness my hand and seal of
County affixed.

Wm D Milne

County Clerk, Title.
[Signature] Deputy.

AFTER RECORDING RETURN TO 6.00

Return to:

COMMONWEALTH LAND

TITLE INSURANCE COMPANY

1510 Walnut Street

Philadelphia, Pa. 19103

Attn: