

WARRANTY DEED

RICHARD L. ELMER and DORIS ELMER, husband and wife, Grantors, convey to WILLIAM E. DUDEK and SHARON A. DUDEK, husband and wife, Grantees, all that real property situate in the County of Klamath, State of Oregon, described as:

Lot 3 in Block 9 of THIRD ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in Klamath County, Oregon,

and covenant that grantors are the owners of the above-described property, free of all encumbrances, except contract and/or lien for irrigation and/or drainage; easements and rights of way of record or apparent on the land; reservations and restrictions in dedication and as shown on the plat of Tract No. 1020, Third Addition to Sunset Village; Declaration of Conditions and Restrictions for Third Addition to Sunset Village, recorded in M71 page 4407, Microfilm Records of Klamath County, Oregon; rules, regulations and assessments of Sunset Highway Lighting District No. 1; and to rules, regulations and assessments of South Suburban Sanitary District, 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 Forty Thousand Seven Hundred Fifty and no/100ths (\$40,750.00) DOLLARS.

Dated this 8th day of March, 1976.

Richard L. Elmer
Doris E. Elmer

STATE OF OREGON)

County of Klamath)

SS

March 8, 1976

Personally appeared the above-named RICHARD L. ELMER and DORIS ELMER, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Ruth Owens
Notary Public for Oregon
My Commission expires: 5-14-76

UNTIL a change is requested, all tax statements shall be mailed to the following address:

FIRST FEDERAL S & L
540 MAIN
KLAMATH FALLS, ORE. 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 8th day of MARCH A.D., 1976 at 4:10 o'clock P.M., and duly recorded in Vol. 76 of DEEDS on Page 3258.

FEE \$ 3.00

WM. D. MILNE, County Clerk.

By Harold Drayton Deputy

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PM
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1976