

12649

WARRANTY DEED

Page 5530

KNOW ALL MEN BY THESE PRESENTS, That
HASKELL KEEL and LILLY MARIE KEEL, husband and wife
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
PHILIP N. BUTLER and NANCY M. BUTLER, husband and wife, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 4, Block 11, FIFTH ADDITION TO SUNSET VILLAGE in Klamath County, Oregon.

Subject to:

1. Statutory powers, including power of assessment, of South Suburban Sanitary District.
2. Statutory powers, including power of assessment, of Enterprise Irrigation District.
3. Conditions, restrictions, set-back lines as easements as shown on dedicated plat.
4. Declaration of Conditions and Restrictions for Fifth Addition to Sunset Village recorded July 13, 1972, Volume M72, page 6318, Microfilm Records of Klamath County, Oregon.

(If space insufficient, continue description on reverse side)

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 set forth 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 \$ 33,050.00
~~Of which, the amount consideration consists of or includes other property or value given or promised which is~~
~~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 14th day of April, 1976 ;
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)

Haskell Keel
Haskell Keel
Lilly Marie Keel
Lilly Marie Keel

STATE OF OREGON,

County of Klamath
April 14, 1976

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
Haskell Keel and Lilly Marie Keel

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me: *Paul M. Mc*
(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 3/25/77

Notary Public for Oregon
My commission expires:

KEEL

GRANTOR'S NAME AND ADDRESS

BUTLER

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Philip N. Butler
3435 Coronado
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

State of Oregon D.V.A.
1225 Ferry St. S.E.
Salem, Oregon 97310

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
16th day of APRIL, 1976,
at 10:29 o'clock A.M., and recorded
in book M 76 on page 5530 or as
file/reel number 12649

Record of Deeds of said county.
Witness my hand and seal of
County affixed.

WM. D. MILNE

Recording Officer

By *Hazel Dray* Deputy

FEE \$ 3.00