

MT 1396

12886

WARRANTY DEED

V. 74

5961

KNOW ALL MEN BY THESE PRESENTS, That  
JACK H. ROBERTS and KARIN W. ROBERTS, husband and wife  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
HASKELL KEEL and MARIE KEEL, 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 17, Block 3, SIXTH ADDITION TO SUNSET VILLAGE, according to the official  
plat thereof on file in the office of the County Clerk 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:  
conditions and restrictions, set-back lines and easements as shown on dedicated plat;  
conditions and restrictions, including terms and provisions thereof, recorded June 29,  
1973, in Volume M73, page 8283, Microfilm Records of Klamath County, Oregon..... 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 \$ 37,000.00

~~EXCEPT: The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 37,000.00~~  
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 22 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)

STATE OF OREGON,

County of Klamath

April 22, 1976

Personally appeared the above named  
Jack H. Roberts & Karin W. Roberts

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

Before me:  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires: APRIL 4, 1980

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
1976

Personally appeared \_\_\_\_\_ and

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 \_\_\_\_\_, a corporation,

and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed in be-  
half of said corporation by authority of its board of directors; and each of  
them acknowledged said instrument to be its voluntary act and deed.  
Before me: (OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

ROBERTS

GRANTOR'S NAME AND ADDRESS

KEEL

GRANTEE'S NAME AND ADDRESS

After recording return to:

HASKELL & MARIE KEEL  
6204 HARLAN DR.  
KLAMATH FALLS, OR 97601  
NAME, ADDRESS, ZIP

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

HASKELL & MARIE KEEL  
6204 HARLAN DR.  
KLAMATH FALLS, OR 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instru-  
ment was received for record on the  
23rd day of APRIL, 1976,  
at 10:49 o'clock AM., and recorded  
in book M 76 on page 5961 or as  
file/reel number 12886

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

WM. D. MILNE

By \_\_\_\_\_ Recording Officer

FEE \$ 3.00