H-26873

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-WARRANTY DEED-

F. S. NIDA and LEITA E. NIDA, husband and wife, Grantors, convey to DENNIS L. WIGEN, Grantee, all that real property situate in the County of Klamath, State of Oregon, described as:

> The Easterly 9 feet of the W½ of Lot 5 in Block 35 of Hillside Addition EXCEPT the North 5 feet thereof, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

and covenant 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; 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 Ninety Six and 43/100ths ($96.43) DOLLARS.

Until a change is requested, all tax statements shall be mailed to the following address: First National Bank of Oregon, P. O. Box 1936 Klamath Falls, Oregon 97601.

DATED this 29 day of _____, 1976.

F. S. Nida

Leita E. Nida

STATE OF OREGON)
) ss.
County of Klamath)

April 29, 1976.

Personally appeared the above-named F. S. NIDA and LEITA E. NIDA, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Sidney F. Tucker
Notary Public for Oregon
My Commission expires: April 9, 1977

SIDNEY F. TUCKER NOTARY PUBLIC STATE OF OREGON

Return to:
First National Bank of Oregon
P.O. Box 1936
Klamath Falls, Oregon 97601

'76 MAY 10 AM 10 21

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO

this 10th day of MAY A. D. 19 76 at 10;21 o'clock AM, and

duly recorded in Vol. M 76, of DEEDS on Page 6897

Wm D. MILNE, County Clerk

By Hazel Drazil

FEE $ 3.00

WILLIAM P. BRANDSNESS
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601