

01-10420

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WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, ^{AKA Rosie Ann Keller} husband and wife, hereinafter called grantors, conveys to DENNIS C. LONG and PATRICIA A. LONG, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

The following described portion of Lot 16, beginning at the north-westerly corner of Lot 16, thence S36°44'44"E 110.12 feet; thence along the arc of a curve to the right (radius point bears N36°44'44"W 1295.00 feet and central angle = 03°35'02") 81.01 feet; thence N33°09'42"W 110.53 feet; thence N55°21'50"E 74.10 feet to the point of beginning, with bearings based on Tract 1112, Block 12, EIGHTH ADDITION to SUNSET VILLAGE in Klamath County, Oregon

SUBJECT TO: Conditions and restrictions, set back line and utility easements as shown on the plat of Eighth Addition to Sunset Village.

SUBJECT TO: Conditions and restrictions imposed by Declaration of Conditions and Restrictions, including the terms and provisions thereof, recorded March 25, 1975, in M-75 at page 3318.

and covenants that grantor is the owner of the above described property free of all encumbrances except reservations, restrictions, easements and right-of-way of record and those apparent upon the land; rules, regulations, liens, and assessments of water-use and sanitation districts, 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 \$13,900.00.

The foregoing recital of consideration is true as I verily believe.

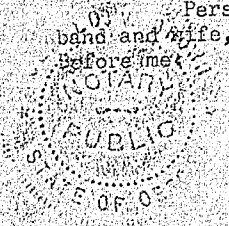
Dated this 4th day of October, 1976.

Joe L. Keller
Rosie A. Keller

STATE OF OREGON
COUNTY OF KLAMATH

October 4, 1976

Personally appeared the above named Joe L. Keller and Rosie A. Keller, husband and wife, and acknowledged the foregoing instrument to be their voluntary act.



Susan V. Bram
Notary Public for Oregon
My Commission expires: 11-12-78

Tax Stmt. To:
Return To:
EFS & L
main

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of TRANSAMERICA TITLE INS. CO
this 8th day of OCTOBER A. D. 19 76 at 10:50 o'clock AM, and
duly recorded in Vol. M 76 of DEEDS on Page 15895
FEE \$ 3.00
By Wm. D. MILNE, County Clerk

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