

38-11836

22916

WARRANTY DEED (INDIVIDUAL)

Vol. 176 Page 20038

MAURICE E. BERCOT AND MILDRED A. BERCOT; MELVIN L. STEWART AND MARY LOU STEWART, As Tenants In Common, hereinafter called grantor, convey(s) to MELVIN L. STEWART AND MARY LOU STEWART, Husband and Wife all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 35 in Block 3, Tract No. 1064, FIRST ADDITION TO GATEWOOD

SUBJECT TO:

1. Covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth above

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 \$ 5,800.00

Dated this 15th day of December, 19 76

Maurice E. Bercot
Mildred A. Bercot
Melvin L. Stewart
Mary Lou Stewart

STATE OF OREGON, County of Klamath) ss.

December 15th, 19 76 personally appeared the above named Maurice E. Bercot & Mildred A. Bercot; Melvin L. Stewart and Mary Lou Stewart acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

E. J. Glavin

Notary Public for Oregon

My commission expires: 6-13-80

The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.

If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

Bercot & Stewart

TO
Melvin L. Stewart

After Recording Return to: & Taxes
Melvin L. Stewart
5930 Washburn Way
Klamath Falls, Or 97601

STATE OF OREGON,)

County of KLAMATH) ss.

I certify that the within instrument was received for record on the 15th day of December, 19 76 at 10:58 o'clock A.M. and recorded in book 176 on page 20038 Records of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title

By *Hazel Dragel*

Deputy

FEE \$ 3.00