

KNOW ALL MEN BY THESE PRESENTS, That Betty Jane Ahern

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES H. Wiles and Doris J. Wiles, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot One (1), Block Two (2), Jack Pine Village, Klamath County, according to the official plat thereof on file with the County Clerk of Klamath County and Subject to the Building and Use Restrictions appurtenant thereto and on file in Volume M-69 Page 3670 Deed Records.

(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:
Covenants, Conditions, Restrictions, Reservations, Rights,
Rights of Way and Easements now of Record, if any.

and that grantor will warrant and forever defend the above granted 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 \$1695.00
However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which)

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 27th day of September, 1976

STATE OF OREGON, County of Deschutes) ss
Personally appeared the above named Betty Jane Ahern

and acknowledged the foregoing instrument to be her voluntary act and deed.

(OFFICIAL SEAL)

Before me Dorothy P. Dargatz
Notary Public for Oregon
My commission expires May 3, 1976

NOTE - For uniformity between the symbols O, if not applicable, should be deleted. See Chapter 452, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

STATE OF OREGON -

County of Klamath

I certify that the within instrument was received for record on the 21st day of DECEMBER, 1976, at 3:53 o'clock P.M., and recorded in book M. 76 on page 20405 or as filing fee number 23216, Record of Deeds of said County.

Witness my hand and seal of County affixed

WM. D. MILNE

COUNTY CLERK

By Hazel Dargatz Deputy

AFTER RECORDING RETURN TO

Ahern Realty
Star Rt. 2, Box 42
La Pine, Ore. 97739

FEE \$ 3.00

Mail

JAMES H. WILES & James H. Wiles 16260 Dyke Rd., La Pine, Ore. 97739