

23475

WARRANTY DEED

ALFRED C. CRAVER, Grantor, conveys and warrants to C. J. SMITH and LAURA J. SMITH, husband and wife, Grantees, the following described real property in Klamath County, State of Oregon, free of all encumbrances, except as specifically set forth herein:

Lot 17 in Block 6 of LENOX, Klamath County, Oregon.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;
2. Taxes for 1975-76 are now a lien, but not yet due and payable;
3. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a mobile home, and any interests or liens disclosed thereby.

The true and actual consideration paid for this conveyance is \$3,500.00.

WITNESS Grantor's hand this 2nd day of September, 1975.

STATE OF OREGON)
KLAMATH) ss.
County of ~~YAKIMA~~)

Personally appeared ALFRED C. CRAVER and acknowledged the foregoing instrument to be his voluntary act and deed.

BEFORE ME:



Edward J. [Signature]
NOTARY PUBLIC FOR OREGON
My Commission Expires: 7/28/78

Unless a change is requested all tax statements shall be sent to the following address:

Richard Williams
3633 Flint St.
K Falls, OR 97601

AFTER RECORDING RETURN TO:
C. J. Smith
241, Box 925 B Sp. 47
K Falls, OR 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 29th day of DECEMBER A.D., 19 76 at 11:59 o'clock A M., and duly recorded in Vol. M 76 of DEEDS on Page 20776.

FEE \$ 3.00
WM: D. MILNE, County Clerk
By *[Signature]* Deputy