

MTC-4 2673

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24078

WARRANTY DEED

ROBERT A. KENT and SALLY M. KENT, husband and wife, Grantors convey and warrant to WILLIAM GANONG, JR. and BETTY GANONG, husband and wife, Grantees, the following described real property located in Klamath County, Oregon, free of all encumbrances, except as specifically set forth herein:

Lot 10 and 11, HILLSIDE ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM that portion of Lot 10 described as follows:

Beginning at the Northeasterly corner of Lot 10 in Block 18 of HILLSIDE ADDITION to the City of Klamath Falls and running, thence in a Southwesterly direction along the North boundary line of said Lot 10 a distance of 15 feet; thence, in a Southeasterly direction on a line parallel to and 15 feet from the common lot line of Lots 9 and 10 in said Block to the South boundary line of said Lot 10; thence, in a Northeasterly direction on said South boundary line a distance of 15 feet to said common lot line of Lots 9 and 10; thence, in a Northwesterly direction on said common lot line to the point of beginning. Said parcel being the Easterly 15 feet of Lot 10.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land.

The true and actual consideration paid for this conveyance is \$54,500.00.

WITNESS Grantors' hands this 12 day of January, 1977.

Robert A. Kent

Sally M. Kent

STATE OF OREGON)
County of Klamath) ss.

Personally appeared ROBERT A. KENT and SALLY M. KENT, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME:

Susan Kay Way
Susan Kay Way
Notary Public for Oregon
My commission expires 6/4/1977

Unless a change is requested all tax statements shall be sent to:
Department of Veteran's Affairs
1225 Ferry Street, S. E.
Salem, Oregon 97310

AFTER RECORDING RETURN TO:
Mr. and Mrs. William Ganong, Jr.
1934 Painter
Klamath Falls Oregon

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 12th day of JANUARY A.D., 19 77 at 2:53 o'clock P M., and duly recorded in Vol. M 77 of DEEDS on Page 619.

FEE \$ 3.00

WM. D. MILNE, County Clerk
By Hazel Drager Deputy