

1967

A-27669

KNOW ALL MEN BY THESE PRESENTS, That GORDON O. ERLANDSON, GEORGE BROSTERHOUS AND ED. BROSTERHOUS

hereinafter called grantor, FRANK F. GANONG AND THERESA G. GANONG, HUSBAND AND WIFE, as to an undivided one-half interest; WILLIAM S. NICHOLSON, an undivided one-half interest hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

A portion of Lot 8, Block 18, Supplementary Plat of Linkville, a duly recorded plat in Klamath County, Oregon, more particularly described as follows: Beginning at a point on the Northeastly line of said Lot 8 which bears S. 50°53'17" E. a distance of 82.75 feet from the most Northerly corner of said Lot 8; thence S. 39°07'03" W. a distance of 55.29 feet to a point; thence N. 50°52'57" W. a distance of 22.65 feet to the most Northerly corner of parcel described in deed from Gordon O. Erlandson, et al., to Frank F. Ganong, et al, recorded November 26, 1976 in Vol. M-76, page 19055, Microfilm records of Klamath County, Oregon; thence N. 39°07'03" E. a distance of 55.28 feet, more or less, to a point on the Northeastly line of said Lot 8; thence S. 50°53'17" E. along said Northeastly line, a distance of 22.65 feet, more or less, to the point of beginning.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,692.50. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).^①

In construing this deed the singular includes the plural as the circumstances may require.

Witness grantor's hand this 12th day of January, 1977.

Gordon O. Erlandson
Ed. Brosterhaus

George E. Brosterhaus

STATE OF OREGON, County of Klamath) ss.

Personally appeared the above named

GORDON O.

ERLANDSON,

GEORGE BROSTERHOUS,

January, 1977.

and ED. BROSTERHOUS

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

Before me:

Notary Public for Oregon

My commission expires 6-5-79

(OFFICIAL SEAL)

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Special WARRANTY DEED

TO

AFTER RECORDING RETURN TO
and Mail tax statements to:
Grantees at
323 Main Street, K. Falls

Frank F. Ganong

(DON'T USE THIS
SPACE RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

FEE \$ 3.00

STATE OF OREGON,

County of Klamath

I certify that the within instru-
ment was received for record on the
20th day of JANUARY, 1977,
at 2:29 o'clock P.M., and recorded
in book M. 77 on page 1120.
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By Hazel Mage Deputy