

KNOW ALL MEN BY THESE PRESENTS, That CHARLES W. CRONENWETT

, hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by JAMES E. RUSSELL and DOLORES E. RUSSELL husband and wife
as tenants by the entirety

, 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, sit-
uated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

THE EAST ONE-HALF OF LOT 1 OF BLOCK 2, DORREEN MEADOWS

as filed in KLAMATH County, Oregon

SUBJECT TO: 1. Easement for electric transmission and distribution line
recorded at page 419 of Deed Book 258, Records of Klamath County, Oregon.
2. Conditions and restrictions imposed by instrument record-
ed February 6, 1968 in Book M-68 at page 899 of microfilm records.
3. Set back provisions as delineated on recorded plat, 20
feet from the North and East Lot line.
4. Agreement for electric service with Midstate Electric
Cooperative dated July 15, 1971 for 5 years which buyers agree to perform
as to Applicant's obligations.

(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 as
shown above.

and that
grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
ful 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 \$4,500.00

~~On this day of the month of January, 1974, the above described premises were sold to the grantee for the sum of \$4,500.00.~~
In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 29 day of January, 1974.

Charles W. Cronenwett

STATE OF OREGON, County of Curry) ss. January 29, 1974
Personally appeared the above named CHARLES W. CRONENWETT

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

Before me *[Signature]*
Notary Public for Oregon
My commission expires Jan 6, 1974

(OFFICIAL SEAL)

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

WARRANTY DEED

TO

James E. Russell

AFTER RECORDING RETURN TO
UNTIL A CHANGE IS REQUESTED
ALL TAX STATEMENTS SHOULD BE
SENT TO THE FOLLOWING ADDRESS:

No.

GRANTEE
P.O. Box 10

WEDDERBURN 97491

Oregon

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

STATE OF OREGON

County of KLAMATH

I certify that the within instru-
ment was received for record on the
23rd day of FEBRUARY, 1977,
at 9:02 o'clock AM., and recorded
in book M. 77 on page 3161 or as
file number 25808, Record of
Deeds of said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE

COUNTY CLERK

By *[Signature]* Deputy

FEE \$ 3.00

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