

28-12155

25393

WARRANTY DEED (INDIVIDUAL) Vol. 177 Page 3410

MAURICE E. BERCOT & MILDRED A. BERCOT & MELVIN L. STEWART & MARY LOU STEWART, as tenants in common, hereinafter called grantor, convey(s) to LARRY G. JUDKINS AND CONNIE D. JUDKINS, Husband and Wife

all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 40 in Block 3, Tract No. 1064, FIRST ADDITION TO GATEWOOD

SUBJECT TO:

1. Covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

977 FEB 25 PM 3 40

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth above

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 5,800.00

Dated this 25th day of February, 19 77.

Maurice E. Bercot
Mildred A. Bercot
Melvin L. Stewart
Mary Lou Stewart

STATE OF OREGON, County of Klamath) ss.

On this 25th day of February, 19 77, Maurice E. Bercot & Mildred A. Bercot & Melvin L. Stewart & Mary Lou Stewart personally appeared the above named instrument to be their voluntary act and deed, and acknowledged the foregoing



Before me:

Eileen J. Glavin

Notary Public for Oregon

My commission expires: 6-13-80

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

Bercot & Stewart

TO

Larry G. Judkins

After Recording Return to: & taxes

Larry G. Judkins
2953 Hope
Klamath Falls, Or 97601

STATE OF OREGON,)
County of Klamath) ss.

I certify that the within instrument was received for record on the 25th day of FEBRUARY, 19 77, at 3:40 o'clock P M. and recorded in book M 77 on page 3410 Records of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. NILNE

COUNTY CLERK

Title

By *Julia L. Bragg* Deputy

FEE \$ 3.00